



CITY COUNCIL AGENDA
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

THESE PROCEEDINGS ARE BEING PRESENTED LIVE ON KCLV, CABLE CHANNEL 2, AND ARE CLOSED CAPTIONED FOR OUR HEARING IMPAIRED VIEWERS. THE COUNCIL MEETING, AS WELL AS ALL OTHER KCLV PROGRAMMING, CAN BE VIEWED ON THE INTERNET AT www.kclv.tv. THE PROCEEDINGS WILL BE REBROADCAST ON KCLV CHANNEL 2 AND THE WEB THE WEDNESDAY OF THE MEETING AT 8:00 PM, AND ALSO ON FRIDAY AT 4:00 AM, SATURDAY AT 7:00 PM, SUNDAY AT 7:00 AM AND THE FOLLOWING MONDAY AT 1:00 PM.

- CALL TO ORDER
- ANNOUNCEMENT RE: COMPLIANCE WITH OPEN MEETING LAW
- INVOCATION - CHAPLAIN CHARLOTTE M. LEAS, BEREAVEMENT COORDINATOR FOR BUNKERS MORTUARIES
- PLEDGE OF ALLEGIANCE

MINUTES:

PRESENT: MAYOR GOODMAN (excused from the afternoon session at 3:20 p.m.) and COUNCIL MEMBERS REESE, M. McDONALD (excused from the morning session and from the afternoon session until 1:57 p.m.), BROWN (excused from the afternoon session until 1:09 p.m.), L.B. McDONALD, WEEKLY, and MACK

Also Present: CITY MANAGER DOUG SELBY, DEPUTY CITY MANAGER STEVE HOUCHENS, DEPUTY CITY MANAGER BETSY FRETWELL, CITY ATTORNEY BRAD JERBIC, DEPUTY CITY ATTORNEY TOM GREEN, DEPUTY CITY ATTORNEY BRYAN SCOTT (P.M. Session), and CITY CLERK BARBARA JO RONEMUS

ANNOUNCEMENT MADE – Meeting noticed and posted at the following locations:
Las Vegas Library, 833 Las Vegas Boulevard North
Senior Citizens Center, 450 E. Bonanza Road
Clark County Government Center, 500 S. Grand Central Parkway
Court Clerk's Bulletin Board, City Hall
City Hall Plaza, Posting Board

(9:09 – 9:10)

1-1

CHAPLAIN CHARLOTTE M. LEAS, Bereavement Coordinator for Bunkers Mortuaries, gave the invocation.

(9:10 – 9:11)

1-22

City of Las Vegas

CITY COUNCIL MEETING OF NOVEMBER 20, 2002 Announcements – Continued

MINUTES:

MAYOR GOODMAN led the audience in the Pledge.

(9:11 – 9:12)

1-61

MAYOR GOODMAN announced that the City prevailed in the Stratosphere litigation and read the court order as follows: The court finds that excellent presentations were made to the Mayor and members of the City Council, whereby they were fully briefed on all relevant issues and said presentation created an extensive record for review. The Court further finds that their votes are supported by substantial evidence, which a reasonable mind might accept as adequate to support the decision which they collectively reached without abusing their discretion and with due consideration of the criteria set forth in Las Vegas Municipal Code, Section 19A.18.050. The Court therefore denies the petition pursuant to City of Las Vegas versus Laughlin, 111 Nevada, 557(1955). Prevailing counsel to prepare the order within 10 days and distribute a file copy to all parties involved in this matter. That order was distributed to MR. MORAN, who represented the Stratosphere and to BILL HENRY, Sr. Litigation Counsel, who represented the City in the litigation.

(1:33 - 1:35)

3-1041

COUNCILMAN BROWN acknowledged and welcomed PAT HAYDEN, Principal of Justice Myron Leavitt Middle School, who would be joining the Council for the morning session. Anyone familiar with the school system is certainly familiar with the commitment and passion of MR. HAYDEN to education.

(9:27 – 9:29)

1-588

COUNCILMAN REESE recognized TIM HOLMES of Parks and Open Spaces, who competed on 11/16/2002 in the Las Vegas Classic Body Building Competition at the Riviera. He competed in the Open Men – Lite/Heavy and took fourth place.

(9:29 – 9:31)

1-649

COUNCILMAN REESE welcomed DEAN DePAULO, Political Science Instructor from the Nevada State College, who was accompanied by Student Body President JANELLE NELLIE, Vice-President NICOLE SCHAFFER, and Secretary SHANNON GLEASON.

(9:31)

1-707

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC AFFAIRS

DIRECTOR: DAVID RIGGLEMAN

☐

CONSENT

☐

DISCUSSION

SUBJECT:

CEREMONIAL:

RECOGNITION OF EMPLOYEE OF THE MONTH

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

RECOMMENDATION:

BACKUP DOCUMENTATION:

MOTION:

None required.

MINUTES:

DR. BARBARA JACKSON, Director, and NANCY DEANER, Cultural Affairs Manager, of Leisure Services joined the Council in honoring RICHARD HOOKER, Senior Cultural Activity Specialist, Cultural Affairs Division, as November's Employee of the Month for creating a special arts map of the downtown area. The map is a tool to help get the word out about all of the diverse activities taking place in the arts district and all through the core of the City of Las Vegas. The map was completed after months of hard work, information gathering, editing, artwork coordination and general layout in order to ensure that the content was user friendly, correct, and functional.

MAYOR GOODMAN showed a copy of the map, stating that it is a wonderful way to see what is happening in the downtown area arts district. He took advantage of the occasion to share with the public that Money Magazine recently ranked Las Vegas as the number one place to live because it is a vibrant and exciting community. Included in that ranking is the Summerlin Community and Downtown Las Vegas.

DR. JACKSON said that she was pleased to have such a wonderful employee on her staff. He has made a mark and a legacy.

City of Las Vegas

CITY COUNCIL MEETING OF NOVEMBER 20, 2002

Ceremonial

Recognition of Employee of the Month

MINUTES – Continued:

MS. DEANER noted that MR. HOOKER has exhibited creativity beyond comparison, and he has the tremendous ability to see the big picture and connect the dots.

MR. HOOKER thanked the Council members for this great honor, especially when there are so many talented people working for the City. He acknowledged the leadership of DR. JACKSON and MS. DEANER in bringing the Cultural Affairs Division to the forefront of the arts. In his opinion, when the Council acknowledges his work, it speaks to the commitment the City has made to make the arts a vital part of the lives of the local residents and City government.

(9:12 – 9:17)

1-88

AGENDA SUMMARY PAGE

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC AFFAIRS

DIRECTOR: DAVID RIGGLEMAN

☐

CONSENT

☐

DISCUSSION

SUBJECT:

CEREMONIAL:

PRESENTATION TO CITY COUNCIL BY MEADOWS SCHOOL CHILDREN

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

RECOMMENDATION:

BACKUP DOCUMENTATION:

MOTION:

None required.

MINUTES:

LINDA VERBON, Kindergarten Teacher at Meadows School, joined MAYOR GOODMAN for this special presentation. MR. VERBON first introduced Meadows School teachers MRS. CAGILL, MS. KANADA, and MS. MARTIN. She then introduced the kindergarteners, who are the future lawyers, doctors, and decision makers of the 21st Century. The kindergarteners sang the song "We Are The People of The 21st Century."

(9:17 – 9:23)

City of Las Vegas

CITY COUNCIL MEETING OF NOVEMBER 20, 2002

Ceremonial

Special Presentation by the Las Vegas Housing Authority

MINUTES:

PARVIS GHADIRI, Las Vegas Housing Authority Acting Executive Director, who was accompanied by BRENDA FONSIKA, Housing Program Manager, indicated that thanks to the sponsorship of COUNCILWOMAN McDONALD the Las Vegas Housing Authority won the National Association of Housing and Redevelopment Officials (NAHRO) award in December 2001 because of the "Be an Angel to an Angel" program. More than 300 children participated in the program and received all kinds of gifts for Christmas. It was a wonderful experience for him to witness the happiness of these children. He presented the award to COUNCILWOMAN McDONALD.

COUNCILWOMAN McDONALD felt truly honored to accept the award on behalf of the City and the Las Vegas Housing Authority. Winning national awards was not the intent when the program was created, but rather to serve this great need in the Las Vegas community. The families in the program are trying to become self-sufficient and get off public assistance through the Housing Authority. Their annual salaries range from 3,000 to \$12,000 a year.

She indicated that this year's program would close on 12/18/2002 and that anyone wishing to participate should contact her office. MAYOR GOODMAN noted that it is truly a rewarding program. He encouraged everyone to participate.

(9:23 – 9:27)

1-453

AGENDA SUMMARY PAGE

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY CLERK

DIRECTOR: BARBARA JO (RONI) RONEMUS

☐

CONSENT

☐

DISCUSSION

SUBJECT:

BUSINESS ITEMS:

Any items from the morning session that the Council, staff and/or the applicant wishes to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time

MOTION:

REESE – Motion to bring forward and STRIKE Items 49, 51, 56, and 59 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no discussion.

(9:31 – 9:33)

1-731

AGENDA SUMMARY PAGE

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY CLERK

DIRECTOR: BARBARA JO (RONI) RONEMUS

☐

CONSENT

☐

DISCUSSION

SUBJECT:

BUSINESS ITEMS:

Approval of the Final Minutes by reference of the Regular City Council Meeting of October 16, 2002

MOTION:

REESE – APPROVED by Reference – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no discussion.

(9:33)

1-784

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY MANAGER
DIRECTOR: DOUGLAS SELBY

☒ **CONSENT** ☐ **DISCUSSION**

SUBJECT:
ADMINISTRATIVE:

Approval of professional services agreement with Kirchoff & Associates for an organizational and management study (\$57,900 – General Fund)

Fiscal Impact

<input type="checkbox"/>	No Impact	Amount: \$57,900
<input checked="" type="checkbox"/>	Budget Funds Available	Dept./Division: City Manager's Office
<input type="checkbox"/>	Augmentation Required	Funding Source: General Fund

PURPOSE/BACKGROUND:

In an effort to evaluate the current organizational structure and identify management improvement opportunities within the City, it is recommended that the City enter into a professional services agreement with Kirchoff & Associates to provide expert analysis, assessment and study results. The agreement would be effective upon Council approval, with the final report to be completed by March 1, 2003, at a cost of \$48,200 plus out-of-pocket expenses not to exceed \$9,700.

RECOMMENDATION:

It is recommended that the City Council approve the agreement with Kirchoff & Associates

BACKUP DOCUMENTATION:

Professional Services Agreement

MOTION:

L.B. McDONALD – APPROVED as recommended – UNANIMOUS with M. McDONALD excused

MINUTES:

CITY MANAGER SELBY outlined the intent to look at all divisions of Leisure Services, Neighborhood Services, the Division of Administration and Parks and Open Spaces Division of Field Operations, and Marshal/Animal Control aspects of Detention & Enforcement. The purpose is to review the structure used to provide public service. This interactive process may cause realignment of functions in the next budget cycle. A study was done in the Department of Public Works two years ago which resulted in the creation of Field Operations and relocation of the Real Estate Division into Public

Works, along with other recommendations. The City is continuing to look at City government in order to improve it in any way possible.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002

Administrative

Item 3 - Approval of professional services agreement with Kirchhoff & Associates for an organizational and management study

MINUTES - Continued:

COUNCILWOMAN McDONALD questioned whether the entire City organization should be examined in a more holistic approach. CITY MANAGER SELBY responded that the process will continue, but staff is looking at it a piece at a time. It is probable that issues in other departments will be raised during this process resulting in further examinations down the road. The goal is to get better and better.

MAYOR GOODMAN discussed with CITY MANAGER SELBY that future evaluations may or may not be done by the same consultant. This consultant has the best experience for this particular study. Future examinations may require different expertise.

COUNCILMAN MACK suggested that the consultant work closely with the Council, Council staff and the City Employees Association in order to get input on the real pulse of the community. COUNCILWOMAN McDONALD strongly supported that suggestion and added that public input would also be beneficial. One of the City's goals is to increase public-driven customer service. That is especially true with Leisure Services matters.

There was no further discussion.

(9:35 – 9:40)

1-865

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY CLERK

DIRECTOR: BARBARA JO (RONI) RONEUMUS ☒ **CONSENT** ☐ **DISCUSSION**

SUBJECT:

Approval of notification of filing of Declarations of Interest in property located in the existing
Redevelopment Areas

Fiscal Impact

<input checked="" type="checkbox"/>	No Impact	Amount:
<input type="checkbox"/>	Budget Funds Available	Dept./Division:
<input type="checkbox"/>	Augmentation Required	Funding Source:

PURPOSE/BACKGROUND:

The Nevada Community Redevelopment Law (NRS 279.454) requires any officer or employee of the City who participates in the formulation of or approval of plans or policies for the redevelopment area to disclose any direct or indirect financial interest he/she has in said property; and, if any officer or employee owns, purchases or acquires any interest in such property, they shall make a written disclosure of said interest on the minutes of both the City Council and the Redevelopment Agency.

RECOMMENDATION:

By approving this notification, the Council acknowledges the names of those persons filing a Disclosure of Interest as indicated in Attachment C and that Attachment C is made part of the minutes of today's City Council Meeting.

BACKUP DOCUMENTATION:

1. Agenda Memo containing procedure used by the City Clerk for appropriate filings
2. Distribution List (Attachment A)
3. Name and title of City employees submitting Disclosure of Interest forms (Attachment B)
4. Completed filings for those persons with an interest to declare (Attachment C)

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

NOTE: COUNCILMAN MACK disclosed that he would be voting on Items 13, 31, and 35 because he has not conversed with any of the people regarding the applications and he does not feel his judgment will be affected, and for the following reasons: On Item 13, involving the Four Queens, the subject property is in close proximity to Steven Mack's SuperPawn shop, his brother-in-law Andrew Donner recently signed a contract with the owners of the Lady Luck, and MK², for whom COUNCILMAN MACK does consulting, recently signed a contract with the Horseshoe Hotel/Casino. As far as Item 31, it involves a location that is near another SuperPawn shop owned by his brother

Steven Mack. Regarding Item 35, the location is near property owned by Joseph Scala, with whom he has a relationship.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002

Consent – Administrative

Item 4 – Approval of notification of filing of Declarations of Interest in property located in the existing Redevelopment Areas

MINUTES:

COUNCILMAN MACK commented that the Real Estate Committee reviewed the Real Estate Consent Agenda and joins with the recommendation of staff that the Council approve Item 45.

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of Service and Material Checks/Payroll Checks/Wire Transfers/Other Checks and Investments

Fiscal Impact

☐

No Impact

Amount: \$48,511,298.81

☒

Budget Funds Available

Dept./Division: Accounting Operations

☐

Augmentation Required

Funding Source: All Funds

PURPOSE/BACKGROUND:

In compliance with the City's Municipal Code, Chapter 4.12, this is an informational item that provides the dollar amount of disbursements processed by the Finance and Business Services Department.

RECOMMENDATION:

BACKUP DOCUMENTATION:

Summary of cash expenditures for the period 10/01/02 - 10/15/02

Total Services and Materials Checks	\$	15,471,054.02
Total Payroll Checks	\$	4,722,623.83
Total Wire Transfers	\$	28,318,298.81
Total NBS & City Investments		0.00

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval to transfer funding in the amount of \$125,000 (Parks and Leisure Activities Capital Projects Fund) from the Mountain Ridge Park Phase III project to the Childrens Memorial Park project (\$90,000) and the Northwest Senior Center (\$35,000) - Ward 6 (Mack)

Fiscal Impact

☐

No Impact

Amount: \$125,000

☒

Budget Funds Available

Dept./Division : Finance & Business Services

☐

Augmentation Required

Funding Source: Parks & Leisure Activities CPF

PURPOSE/BACKGROUND:

The Children's Memorial Park is in need of a jogging path replacement, and the Northwest Senior Center is in need of various improvements. Transferring this \$125,000 from the Mountain Ridge Phase III will allow these improvements to be completed.

RECOMMENDATION:

Staff recommends a transfer of funding from the Mountain Ridge Park Phase III project to the Children's Memorial Park project and the Northwest Senior Center project in the amount of \$90,000 and \$35,000, respectively.

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of a new Family Home Child Care License, Soma Abeygunawardana, dba Soma Abeygunawardana, 5812 Capitola Ave., Soma Abeygunawardana, 100% - Ward 6 (Mack)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Approval of a new Family Home Child Care License

RECOMMENDATION:

Recommend approval

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of a new Family Home Child Care License, Holly Andrews, dba Holly Andrews, 8500 Eddy Stone Ave., Holly J. Andrews, 100% - Ward 1 (M. McDonald)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Approval of a new Family Home Child Care License

RECOMMENDATION:

Recommend approval

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of a new Family Home Child Care License, Margaret Boxley, dba Margaret Boxley, 1210 Riverside Drive, Margaret Boxley, 100% - Ward 5 (Weekly)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Approval of a new Family Home Child Care License

RECOMMENDATION:

Recommend approval

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of a new Family Home Child Care License, Jamie Lynn Janke, dba Jamie Lynn Janke, 4448 Midway Lane, Jamie L. Janke, 100% - Ward 6 (Mack)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Approval of a new Family Home Child Care License

RECOMMENDATION:

Recommend approval

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of a new Family Home Child Care License, Dorothy Price, dba Dorothy Price, 4613 Bristol Manor Drive, Dorothy Price, 100% - Ward 5 (Weekly)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Approval of a new Family Home Child Care License

RECOMMENDATION:

Recommend approval

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of Change of Business Name for a Beer/Wine/Cooler On-sale Liquor License, Instant Impressions, Inc., dba From: Photo and Flowers Garden Cafe, To: The Wildflower Café and Florist, 3818 Meadows Lane, Michael G. Maguire, Dir, Pres, 37.5%, Judy A. Maguire, Dir, Secy, 37.5%, Steven D. Gradwell, Dir, Treas, 10% - Ward 1 (M. McDonald)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Approval of Change of Business Name for a Beer/Wine/Cooler On-sale Liquor License

RECOMMENDATION:

Recommend approval

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES**DIRECTOR: MARK R. VINCENT**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of Rescission of the April 17, 2002 City Council Approval of Change of Ownership for a Tavern Liquor License and a new Non-restricted Gaming License, From: Four Queens, Inc., a wholly-owned subsidiary of Elsinore Corporation, PTC, Philip W. Madow, Dir, Pres, Secy, Treas, Gen Mgr, To: TLC-4Q, Inc., dba Four Queens Hotel & Casino, 202 Fremont Street, Terry L. Caudill, Dir, Pres, Secy, Treas, TLC Casino Enterprises, Inc., 100%, Terry L. Caudill, Pres, Secy, Treas, 100% - Ward 1 (M. McDonald)

Fiscal Impact☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

Approval of Rescission of the April 17, 2002 City Council Approval of Change of Ownership for a Tavern Liquor License and a new Non-restricted Gaming License

RECOMMENDATION:

Recommend approval

BACKUP DOCUMENTATION:

Agenda Memo

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

NOTE: COUNCILMAN MACK disclosed that he would be voting on Items 13, 31, and 35 because he has not conversed with any of the people regarding the applications and he does not feel his judgment will be affected, and for the following reasons: On Item 13, involving the Four Queens, the subject property is in close proximity to Steven Mack's SuperPawn shop, his brother-in-law Andrew Donner recently signed a contract with the owners of the Lady Luck and MK², for whom COUNCILMAN MACK does consulting, recently signed a contract with the Horseshoe Hotel/Casino. As far as Item 31, it involves a location that is near another SuperPawn shop owned by his brother Steven Mack. Regarding Item 35, the location is near property owned by Joseph Scala, with whom he has a relationship.

MINUTES:

There was no further discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of Change of Business Name for a Tavern Liquor License and a Restricted Gaming License for 15 slots, Marlan, Inc., dba From: Shifty's, To: Shifty's Crows Nest, 3805 West Sahara Ave., George L. Crow, Dir, Pres, Secy, Treas, 100% - Ward 1 (M. McDonald)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Approval of Change of Business Name for a Tavern Liquor License and a Restricted Gaming License for 15 slots

RECOMMENDATION:

Recommend approval

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of Change of Location for an Auctioneer License subject to the provisions of the fire and planning codes, United States of America Auction Co., dba USA Auctions, From: 2753 South Highland Drive, #1046, To: 3021 South Valley View Blvd., #104, Adam S. Miller, Dir, Pres, Secy, Treas, 100% - Ward 1 (M. McDonald)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Approval of Change of Location for an Auctioneer License

RECOMMENDATION:

Recommend approval subject to the provisions of the fire and planning codes

BACKUP DOCUMENTATION:

Map

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of Change of Location for a Locksmith License, Richard Carrero, dba Locks Around the Clock, From: 322 Wind River Drive, To: 950 South Cimarron Road, Richard Carrero, 100% - Ward 2 (L.B. McDonald)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Approval of Change of Location for a Locksmith License

RECOMMENDATION:

Recommend approval

BACKUP DOCUMENTATION:

Map

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of Change of Location and Business Name for a Psychic Art and Science License subject to the provisions of the planning and fire codes, Margo Piper, dba From: SeekUnique@the Lakes, 2914 Lake East Drive, To: Margo Piper, 6848 West Charleston Blvd., Margo Piper, 100% - Ward 1 (M. McDonald)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Approval of Change of Location and Business Name for a Psychic Art and Science License

RECOMMENDATION:

Recommend approval subject to the provisions of the planning and fire codes

BACKUP DOCUMENTATION:

Map

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES**DIRECTOR: MARK R. VINCENT**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of authorization to use Las Vegas Valley Water District (LVVWD) Bid Number 1003-02 for Model year 2003 Miscellaneous Vehicles (DAR) - Department of Field Operations - Award recommended to: FRIENDLY FORD (\$100,472 - Internal Service Fund) and FAIRWAY CHEVROLET (\$264,541.20 - Internal Service Fund)

Fiscal Impact☐**No Impact****Amount:** \$365,013.20☒**Budget Funds Available****Dept./Division:** Field Operations/Fleet Mgmt.☐**Augmentation Required****Funding Source:** Internal Service Fund**PURPOSE/BACKGROUND:**

This request will allow the City of Las Vegas to use Las Vegas Valley Water District Bid Number 1003-02 to purchase four (4) Diesel Powered Extended Cab Pick-up Trucks and ten (10) Bi-fueled Extended Cab Pick-up Trucks to replace equipment that is beyond repair.

This request is exempt from the competitive bidding procedures pursuant to NRS 332.195, which allows local governments to join onto or use the contracts of other local governments.

POC: Bart Peterson, Friendly Ford - (702) 877-6526

POC: Paul Brown, Fairway Chevrolet - (702) 432-3650

RECOMMENDATION:

That the City Council approve the use of LVVWD Bid Number 1003-02 for Model Year 2003 Miscellaneous Vehicles to Friendly Ford and Fairway Chevrolet in the aggregate amount of \$365,013.20. Authority to execute Agreements on behalf of the City is given to the P & C Manager per R-145-2001.

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of award of Contract 030168 for access control system services (KR) - Detention & Enforcement - Award recommended to: DIEBOLD, INC. (\$150,000 - Capital Projects & General Funds)

Fiscal Impact

☐

No Impact

Amount: \$150,000

☒

Budget Funds Available

Dept./Division: Detention & Enforcement

☐

Augmentation Required

Funding Source: Capital Projects & General Funds

PURPOSE/BACKGROUND:

This contract provides for access control system upgrade, expansion, and maintenance of the City-wide access control system. The contract award is recommended to the incumbent provider of the existing access control system.

POC: Joe Rousseau - (714) 933-6041

RECOMMENDATION:

That the City Council approve the award of Contract 030168 to Diebold, Inc. from 11/20/02 through 11/19/03 and to continue the contract until terminated by the City in an amount not to exceed \$150K for the 1st year. Authority to execute Contract on behalf of the City is given to Purchasing & Contracts Manager per R-145-2001.

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of authorization to use Clark County Bid Number 5200-02 for one (1) 7.3 cubic yard Regenerative Street Sweeper (DAR) - Department of Field Operations - Award recommended to: SNE EQUIPMENT SERVICES (\$114,082 - Internal Service Fund)

Fiscal Impact

☐

No Impact

Amount: \$114,082

☒

Budget Funds Available

Dept./Division: Field Operations/Fleet Mgmt.

☐

Augmentation Required

Funding Source: Internal Service Fund

PURPOSE/BACKGROUND:

This request will allow the City of Las Vegas to use Clark County Bid Number 5200-02 to purchase one (1) 7.3 cubic yard Regenerative Street Sweeper to replace a street sweeper that is beyond repair.

This purchase is exempt from the competitive bidding procedures pursuant to NRS 332.195, which allows local governments to join onto or use the contracts of other local governments.

POC: Lee Tonan - (702) 320-6524

RECOMMENDATION:

That the City Council approve the use of Clark County Bid Number 5200-02 for one (1) 7.3 cubic yard Regenerative Street Sweeper to SNE Equipment Services in the amount of \$114,082. Authority to execute Agreement on behalf of the City is given to the Purchasing & Contracts Manager per R-145-2001.

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of revision number two to Purchase Order 213441 to Haworth, Inc. (CW) - Various Departments - Award recommended to: HAWORTH, INC. (\$100,000 - Various Funds)

Fiscal Impact

☐

No Impact

Amount: \$100,000

☒

Budget Funds Available

Dept./Division: Various

☐

Augmentation Required

Funding Source: Various Funds

PURPOSE/BACKGROUND:

On April 5, 2000, City Council approved an agreement and the issuance of Purchase Order 213441 for the purchase of office furniture from Haworth, Inc. in the estimated annual amount of \$600,000. Due to increased usage, this revision is being written to add an additional \$100,000 to the purchase order to cover purchases through the 01/31/03 expiration of the purchase order.

RECOMMENDATION:

That the City Council approve the issuance of revision number two to Purchase Order 213441 to Haworth, Inc. in the amount of \$100,000 to cover purchases through the 01/31/03 expiration of the purchase order.

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of Use Agreement to utilize State of Nevada RFP number 1220 for document destruction and shredding services – VARIOUS DEPARTMENTS – Award recommended to: ASSURED DOCUMENT DESTRUCTION, INC. (\$30,000 – General Fund)

Fiscal Impact

☐

No Impact

Amount: \$30,000

☒

Budget Funds Available

Dept./Division: Various

☐

Augmentation Required

Funding Source: General Fund

PURPOSE/BACKGROUND:

This requirement is for confidential document destruction and shredding services throughout the City of Las Vegas using State of Nevada RFP number 1220 from the date of award through including December 31, 2003, with one, two-year annual renewal option.

This purchase is exempt from the competitive bidding process pursuant to NRS 332.195, which allows local governments to join onto or use the contracts of other local governments.

POC: Susan Cordier - (702) 614-0001

RECOMMENDATION:

That the City Council approve the use of State of Nevada RFP #1220 for document destruction and shredding services to Assured Document Destruction from date of award to 12-31-03 with a renewal option in the estimated annual amount of \$30K. Authority to execute Agreement on behalf of City is given to Purchasing & Contracts Manager per R-145-2001.

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of rejection of all bids received on Bid Number 02.15341.13-LED, Detention Facility Unit 4 Exercise Yard Cover - Department of Public Works - Ward 3 (Reese)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division: Public Works

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Work under this project required the fabrication and installation of a cover over the exercise yard of Unit 4 in the Detention Center located at 3300 Stewart Avenue.

The amount budgeted for this project was \$143,000; however, the two bids received exceeded \$175,000. As such, staff is recommending rejection of all bids so that the project can be re-designed in an effort to reduce the cost and re-bid at a later date.

RECOMMENDATION:

That the City Council approve the rejection of all bids for Bid Number 02.15341.13-LED, Detention Facility Unit 4 Exercise Yard Cover.

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of rejection of all bids received on Bid Number 030169-DAR, Annual Requirements Contract for Building Supplies - Department of Field Operations

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division: Field Operations/ Fac. Mgmt

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

This request would have created an annual requirements contract for building supplies for daily operations of Facilities Management Division.

An addendum that materially affected the bidding criteria and items to be bid was not acknowledged by any of the bidders; which caused all bids received not to comply with the amended bid document criteria. Therefore, staff is recommending rejection of all bids so that the bid documents can be revised to include the amended criteria and to allow the project to be re-bid at a later date.

RECOMMENDATION:

That the City Council approve the rejection of all bids for Bid Number 030169-DAR, Annual Requirements Contract for Building Supplies.

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of award of Bid Number 030139-LED, Installation of Wrought Iron Fence at James Gay III Park and approve the construction conflicts & contingency reserve set by Finance & Business Services - Department of Leisure Services - Award recommended to: BUILT ON INTEGRITY, INC. (\$113,558.06 - Capital Projects Fund) - Ward 5 (Weekly)

Fiscal Impact

☐

No Impact

Amount: \$113,558.06

☒

Budget Funds Available

Dept./Division: Leisure Services

☐

Augmentation Required

Funding Source: Capital Projects Fund

PURPOSE/BACKGROUND:

Contractor to furnish all material and labor necessary for the installation of a wrought iron fence at James Gay III Park located at 197 West Harrison, Las Vegas, NV.

POC: Scott Fisher - (702) 294-2525

RECOMMENDATION:

That the City Council approve the award of Bid Number 030139-LED, Installation of Wrought Iron Fence at James Gay III Park to Built On Integrity, Inc. in the amount of \$113,558.06 and approve a construction conflicts & contingency reserve of \$11,300.

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FIRE & RESCUE

DIRECTOR: DAVID L. WASHINGTON

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of a contract renewal between the City of Las Vegas and the Firefighters Involved in Racing for Education Company, Inc. - All Wards

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Fire Engineer Andy Lewis has established Firefighters Involved in Racing for Education (F.I.R.E.) to promote a motorcycle drag racing program to further fire safety and drug education in the community. The agreement allows his corporation to use the Fire Department name and logo with their community education efforts but with very strict guidelines at no cost to the City.

RECOMMENDATION:

Las Vegas Fire & Rescue recommends approval.

BACKUP DOCUMENTATION:

Agreement to Authorize Use of Fire Department Name and Logo

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FIRE & RESCUE

DIRECTOR: DAVID L. WASHINGTON

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of an Interlocal Agreement for a Special Event between the City of Las Vegas and Clark County, Nevada for conducting rescue training exercises on the Bridger Building on November 23 and 24, 2002 - Ward 1 (M. McDonald)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Las Vegas Fire & Rescue wishes to conduct rescue training exercises on the Bridger Building located at 225 East Bridger on November 23rd and 24th. The training will only take place on the exterior east side of the building with no impact to services within the building.

RECOMMENDATION:

Las Vegas Fire & Rescue recommends approval.

BACKUP DOCUMENTATION:

Interlocal Contract For A Special Event

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FIRE & RESCUE

DIRECTOR: DAVID L. WASHINGTON

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of a User Agreement/Letter of Understanding between the Las Vegas Metropolitan Police Department and Las Vegas Fire & Rescue to allow the Fire Department access to informational services - All Wards

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Las Vegas Fire & Rescue needs to have access to Metro information when our Bomb Squad responds to emergency incidents and needs tactical information. These files include the Nevada Criminal Justice Information System (NCJIS), the National Crime Information Center (NCIC), the National Law Enforcement Telecommunications System (NLETS), and the Shared Computer Operations for Protection and Enforcement (SCOPE).

RECOMMENDATION:

Las Vegas Fire & Rescue recommends approval.

BACKUP DOCUMENTATION:

User Agreement/Letter of Understanding

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FIRE & RESCUE**DIRECTOR: DAVID L. WASHINGTON**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of a Service Agreement between Las Vegas Fire & Rescue and TargetSafety.com to provide health and safety training programs through the Internet (\$25,800 - General Fund) - All Wards

Fiscal Impact☐**No Impact****Amount:** \$25,800☒**Budget Funds Available****Dept./Division:** Fire Services/ Operations☐**Augmentation Required****Funding Source:** General Fund**PURPOSE/BACKGROUND:**

Las Vegas Fire & Rescue is mandated each year to do required training per NFPA. The training has always been conducted at the Fire Training Center located at 633 N. Mojave Road. With the implementation of on-line training through TargetSafety.com, approximately 1/3 of our mandatory training can be done on-line at each station, thus reducing travel time, out-of-service time, resulting in better response times within each district. In addition, TargetSafety.com will customize the program to our specific needs and track all training hours for reconciliation purposes.

RECOMMENDATION:

Las Vegas Fire & Rescue recommends approval.

BACKUP DOCUMENTATION:

Service Agreement

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of a Sanitary Sewer Refunding Agreement with Grand Canyon Partners, LLC for the Grand Canyon Apartments (\$534,426 - Sanitation Fund) - Ward 6 (Mack)

Fiscal Impact

☐

No Impact

Amount: \$534,426

☒

Budget Funds Available

Dept./Division: Public Works/City Engineer

☐

Augmentation Required

Funding Source: Sanitation Fund

PURPOSE/BACKGROUND:

Grand Canyon Partners, LLC is developing property known as "Grand Canyon Apartments". This Sewer Refunding Agreement provides \$534,426 for approximately 12, 580 feet of over-sized sewer. Location of the oversizing is explained on the attached Exhibit "A-2". This agreement also includes \$875,143.80 in extension costs from future reimbursable connection fees. The basis for the oversizing and extension costs are explained on the attached Exhibit "B". This agreement will reimburse the developer for \$534,426 over sizing costs.

RECOMMENDATION:

Approval

BACKUP DOCUMENTATION:

Sewer Refunding Agreement

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval to appraise and purchase or condemn right-of-way and easement parcels for the Alexander Road Improvements Project between US 95 and Rancho Drive (\$90,000 - Regional Transportation Commission of Southern Nevada) - Ward 6 (Mack)

Fiscal Impact

☐

No Impact

Amount: \$90,000

☒

Budget Funds Available

Dept./Division: Public Works/City Engineer

☐

Augmentation Required

Funding Source: RTC

PURPOSE/BACKGROUND:

RECOMMENDATION:

Approval

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

NOTE: COUNCILMAN MACK disclosed that he would be voting on Items 13, 31, and 35 because he has not conversed with any of the people regarding the applications and he does not feel his judgment will be affected, and for the following reasons: On Item 13, involving the Four Queens, the subject property is in close proximity to Steven Mack's SuperPawn shop, his brother-in-law Andrew Donner recently signed a contract with the owners of the Lady Luck and MK², for whom COUNCILMAN MACK does consulting, recently signed a contract with the Horseshoe Hotel/Casino. As far as Item 31, it involves a location that is near another SuperPawn shop owned by his brother Steven Mack. Regarding Item 35, the location is near property owned by Joseph Scala, with whom he has a relationship.

MINUTES:

There was no further discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of an Engineering Design Services Agreement with Parsons Transportation Group for professional engineering services related to the design of the Anasazi Overpass & Summerlin Parkway Interchange (\$349,320 - Regional Transportation Commission Funds) - Wards 2 and 4 (L.B. McDonald and Brown)

Fiscal Impact

☐

No Impact

Amount: \$349,320

☒

Budget Funds Available

Dept./Division: Public Works/City Engineer

☐

Augmentation Required

Funding Source: RTC

PURPOSE/BACKGROUND:

The City desires to design the Anasazi Overpass over Summerlin Parkway, which will include the completion of Summerlin Parkway and the Summerlin Parkway Interchange between Crestdale Lane and the Western Beltway. The cost associated with this agreement is \$349,320.

RECOMMENDATION:

Approval

BACKUP DOCUMENTATION:

Engineering Design Services Agreement

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of an Engineering Design Services Agreement with AZTEC Engineering for engineering services for the PM 10/CMAQ Roadway Improvements Phase 2 (\$560,000 - \$420,000 - Regional Transportation Commission Congestion Mitigation and Quality Funds, \$140,000 - Street Rehabilitation Funds) - Wards 1, 3, and 6 (M. McDonald, Reese and Mack)

Fiscal Impact

☐

No Impact

Amount: \$560,000

☒

Budget Funds Available

Dept./Division: Public Works/City Engineer

☐

Augmentation Required

Funding Source: RTC CMAQ Funds, Street Rehabilitation Funds

PURPOSE/BACKGROUND:

The City of Las Vegas desires to obtain quality professional services to perform design and preparation of bid documents for the pavement and rehabilitation of approximately 60,000 lineal feet of unpaved alleys and roadways as part of the valley's PM 10 mitigation efforts.

RECOMMENDATION:

Approval

BACKUP DOCUMENTATION:

Engineering Design Services Agreement

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of an Encroachment Request from Todd Holzer on behalf of Durango 215, LLC, owner (area bound by Durango Drive, Deer Springs Way, Riley Street, and Rome Boulevard) - Ward 6 (Mack)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division: Public Works/City Engineer

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed encroachment consists of landscaping adjacent to the property line of the area bound by Durango Drive, Deer Springs Way, Riley Street, and Rome Boulevard including landscaping of the medians on Durango Drive north of the Beltway intersection consisting of trees, shrubs, rock ground cover, and an irrigation system to satisfy a condition of Z-0076-98(34) and to meet Town Center landscaping requirements for the proposed Montecito Lifestyle Center. If approved, the applicant will be required to sign an Encroachment Agreement which has conditions of maintenance, liability, and removal.

RECOMMENDATION:

Approval

BACKUP DOCUMENTATION:

1. Copy of Encroachment Exhibit "A" (Durango Drive between the Beltway and Deer Springs Way)
2. Copy of Encroachment Exhibit "B" (Deer Springs Way between Durango Drive and Riley Street)
3. Copy of Encroachment Exhibit "C" (Riley Street between Deer Springs Way and Rome Boulevard)
4. Copy of Encroachment Exhibit "D" (Rome Boulevard west of Riley Street)

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of an Encroachment Request from Mike Bellon on behalf of Northwest Autoworld Limited, owner (Centennial Center Boulevard north of Ann Road) - Ward 6 (Mack)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division: Public Works/City Engineer

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed encroachment consists of landscaping along the Centennial Center Boulevard property line and of the Centennial Center Boulevard medians adjacent to the property consisting of trees, shrubs, ground cover, and an irrigation system to satisfy a condition of Z-0076-98(16) for the proposed Planet Nissan car dealership. If approved, the applicant will be required to sign an Encroachment Agreement which has conditions of maintenance, liability, and removal.

RECOMMENDATION:

Approval

BACKUP DOCUMENTATION:

Copy of Encroachment Exhibit "A" (Centennial Center Boulevard north of Ann Road)

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

NOTE: COUNCILMAN MACK disclosed that he would be voting on Items 13, 31, and 35 because he has not conversed with any of the people regarding the applications and he does not feel his judgment will be affected, and for the following reasons: On Item 13, involving the Four Queens, the subject property is in close proximity to Steven Mack's SuperPawn shop, his brother-in-law Andrew Donner recently signed a contract with the owners of the Lady Luck and MK², for whom COUNCILMAN MACK does consulting, recently signed a contract with the Horseshoe Hotel/Casino. As far as Item 31, it involves a location that is near another SuperPawn shop owned by his brother Steven Mack. Regarding Item 35, the location is near property owned by Joseph Scala, with whom he has a relationship.

MINUTES:

There was no further discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of an Encroachment Request from VTN Nevada on behalf of Beazer Homes Holdings Corporation, owner (northwest corner of Tee Pee Lane and Grand Teton Drive) - Ward 6 (Mack)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division: Public Works/City Engineer

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed encroachment consists of an approximate 7.5' wide area of landscaping on the west side of Tee Pee Lane extending approximately 739' northward from Grand Teton Drive consisting of trees, shrubs, ground cover, and an irrigation system to satisfy a condition of Z-0093-00(1) and to meet Town Center Development Standards for the proposed Centennial Point Unit 1 subdivision. If approved, the applicant will be required to sign an Encroachment Agreement which has conditions of maintenance, liability, and removal.

RECOMMENDATION:

Approval

BACKUP DOCUMENTATION:

1. Copy of Encroachment Exhibit "A" (northwest corner of Tee Pee Lane and Grand Teton Drive)
2. Copy of Encroachment Exhibit "B" (Line Table and Curb Table for Tee Pee Lane)
3. Copy of Encroachment Exhibit "C" (Vicinity Map and typical section for Tee Pee Lane)

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of an Encroachment Request from the Office of Business Development to encroach ten feet into the public right of way on the east side of 3rd Street from Bonneville Avenue to Garces Avenue - Ward 1 (M. McDonald)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division: Public Works

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

A public parking garage is planned adjacent to 3rd Street. The public right of way is unusually wide and to build ten feet into this right of way will not cause the existing curb line to be relocated nor will it require the elimination of sidewalk across the face of this block

RECOMMENDATION:

Approval

BACKUP DOCUMENTATION:

Site Map

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of a Sewer Connection and Interlocal Contract with Clark County Sanitation District - William and Donna Schmid, owners (northwest corner of Tropical Parkway and Serene Drive, APN 125-26-201-017) - County (near Ward 6-Mack)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division: Public Works/City Engineer

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

This request is to connect two single family dwellings located at the northwest corner of Tropical Parkway and Serene Drive. The owners propose to connect to an existing 8" sewer line located in Tropical Parkway. The Planning Department has determined the project does conform to the City's General Plan for the area; there is sufficient capacity in the City Sanitary Sewer. The applicants have signed a "Sewer Connection Agreement" and "Petition for Annexation."

RECOMMENDATION:

Public Works recommends approval subject to conformance with all City codes and departmental standards and off-site improvements.

BACKUP DOCUMENTATION:

Agenda memo

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS**DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of a Sewer Connection and Interlocal Contract with Clark County Sanitation District - Aqui Trust, Charles F. and Augustina Aqui, Trustees, owners (southeast corner of Rosada Way and Bonita Vista Street, APN 125-32-704-011) - County (near Ward 6-Mack)

Fiscal Impact☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:** Public Works/City Engineer☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

This request is to connect four single family dwellings located at the southeast corner of Rosada Way and Bonita Vista Street. The owners propose to extend and connect to an existing 30" sewer line located in Durango Drive. The Planning Department has determined the project does conform to the City's General Plan for the area; there is sufficient capacity in the City Sanitary Sewer. The applicants have signed a "Sewer Connection Agreement". This property is within the Clark County Interlocal Annexation Exceptions area and cannot be annexed to the City.

RECOMMENDATION:

Public Works recommends approval subject to conformance with all City codes and departmental standards and off-site improvements.

BACKUP DOCUMENTATION:

Agenda memo

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS**DIRECTOR: RICHARD D. GOECKE**☒**CONSENT**☐**DISCUSSION****SUBJECT:**

Approval of a Sewer Connection and Interlocal Contract with Clark County Sanitation District - Daniel Gilbert and Claudia Gilbert, owners (north side of Craig Road, west of El Capitan Way, APN 138-05-203-022) - County (near Ward 4 - Brown)

Fiscal Impact☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:** PublicWorks/City Engineer☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

This request is to connect two single family dwellings located on the north side of Craig Road, west El Capitan Way. The owners propose to extend (to the western edge of the parcel) and connect to an existing 12" sewer line in Craig Road. The Planning Department has determined the project does conform to the City's General Plan for the area; there is sufficient capacity in the City Sanitary Sewer. The applicants have signed a "Sewer Connection Agreement". This property is within the Clark County Interlocal Annexation Exceptions area and cannot be annexed to the City.

RECOMMENDATION:

Public Works recommends approval subject to conformance with all City codes and departmental standards and off-site improvements.

BACKUP DOCUMENTATION:

Agenda memo

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of a Engineering Services Agreement with PBS&J to provide the engineering design services for the Central Neighborhood Flood Control Master Plan (\$186,870 - City of Las Vegas General Fund) - Wards 1, 2, 3 and 5 (M. McDonald, L.B. McDonald, Reese and Weekly)

Fiscal Impact

☐

No Impact

Amount: \$186,870

☒

Budget Funds Available

Dept./Division: PublicWorks/City Engineers

☐

Augmentation Required

Funding Source: CLV General Fund

PURPOSE/BACKGROUND:

The City intends to complete the Central Neighborhood Flood Control Master Plan including hydrologic and hydraulic modeling in a formal report. The City desires to retain a qualified engineering consultant who will be responsible for providing the engineering design necessary to complete this project.

RECOMMENDATION:

Approval

BACKUP DOCUMENTATION:

Engineering Services Agreement

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☒

CONSENT

☐

DISCUSSION

SUBJECT:

Approval of a Designated Services Agreement with Testing Engineers of Nevada for Material Testing and Special Inspection Services of Field Operations Buildings - West Yard located at Cheyenne Avenue and Buffalo Drive (\$63,116 Capital Improvement Projects Enterprise Fund) - Ward 4 (Brown)

Fiscal Impact

☐

No Impact

Amount: \$63,116

☒

Budget Funds Available

Dept./Division: PW/Engineering Integration

☐

Augmentation Required

Funding Source: CIP Enterprise Fund

PURPOSE/BACKGROUND:

Material Testing and Special Inspections for the construction of the Field Operations Buildings - West Yard that include a new Administration Center Facility with offices for Sanitation, Streets, and Parks Divisions, Material Storage Waste Transfer Handling Building, Maintenance Building, and IT Contingency Room.

RECOMMENDATION:

That the City Council approve the negotiated Designated Services Agreement with Testing Engineers of Nevada for Material Testing/Special Inspection Services of Field Operations Buildings - West Yard in the amount of \$63,116 and approve an Additional Services contingency reserve of \$6,300.

BACKUP DOCUMENTATION:

Designated Services Agreement

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☒

CONSENT

☐

DISCUSSION

SUBJECT:

RESOLUTIONS:

R-123-2002 - Approval of a Resolution Awarding Bid for Special Improvement District No. 1472 - Durango Drive (Lone Mountain Road to Tropical Parkway) (\$179,175.37 - Capital Projects Fund - Special Assessments) - Ward 6 (Mack)

Fiscal Impact

☐

No Impact

Amount: \$179,175.37

☐

Budget Funds Available

Dept./Division: Public Works/SID

☒

Augmentation Required

Funding Source: Capital Projects Fund – Special Assessments

PURPOSE/BACKGROUND:

The installation of pavement, curb, gutter, sidewalk, driveways, streetlights, and sewer laterals.

RECOMMENDATION:

It is recommended that the City Council adopt this Resolution.

BACKUP DOCUMENTATION:

Resolution No. R-123-2002

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☒

CONSENT

☐

DISCUSSION

SUBJECT:

RESOLUTIONS:

R-124-2002 - Approval of a Resolution directing the City Engineer to prepare preliminary plans for Special Improvement District No. 1493 - Hualapai Way/Alexander Road (Capital Projects Fund - Special Assessments) - Ward 4 (Brown)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The construction and installation of pavement, "L" type curb and gutter, sidewalks, driveway approaches, water laterals and mains, sewer laterals and mains, and streetlights.

RECOMMENDATION:

It is recommended that the City Council adopt this Resolution.

BACKUP DOCUMENTATION:

Resolution No. R-124-2002

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no related discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PUBLIC WORKS

DIRECTOR: RICHARD D. GOECKE

☒

CONSENT

☐

DISCUSSION

SUBJECT:

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Approval of Memorandum of Understanding (MOU) 2002-7 between the City of Las Vegas and Westbridge Association (WA) in association with the development of the Mirabelli Senior Center/Park located at 6208 Hargrove Avenue - Ward 1 (M. McDonald)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The MOU is associated w/the new CLV Senior Center at Mirabelli Park, the vacation of Hargrove Ave. (W. of Garwood Ave.), the conveyance of certain portions of the vacated street Right-of-Way between CLV & WA, the relocation & construction of the access drive servicing WA's apartment complex, the modification of irrigation & yard light systems, the drainage issues of WA & the possible modification &/or enhancement to the common wall &/or fence between WA's apartment complex at 6250 Hargrove Avenue & the Mirabelli Community Center/Park at 6208 Hargrove Avenue.

RECOMMENDATION:

The 11/18/2002 Real Estate Committee and staff recommend approval

BACKUP DOCUMENTATION:

1. MOU 2002-7
2. Disclosure

MOTION:

REESE – APPROVED Items 4 through 45 – UNANIMOUS with M. McDONALD excused

MINUTES:

COUNCILMAN MACK commented that the Real Estate Committee reviewed the Real Estate Consent Agenda and joins with the recommendation of staff that the Council approve Item 45.

There was no further discussion.

(9:33 – 9:35)

1-792

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY MANAGER
DIRECTOR: DOUGLAS SELBY

☐ **CONSENT** ☒ **DISCUSSION**

SUBJECT:
ADMINISTRATIVE:

Report from the City Manager on emerging issues

Fiscal Impact

<input checked="" type="checkbox"/> No Impact	Amount:
<input type="checkbox"/> Budget Funds Available	Dept./Division:
<input type="checkbox"/> Augmentation Required	Funding Source:

PURPOSE/BACKGROUND:

The City Manager (CM) Report will be a vehicle for the City Manager to update the Council on emerging issues that may have an impact on the City of Las Vegas. The CM Report will be a recurring item for every Council meeting. If there are no items for the particular meeting, the City Manager will recommend that the item be stricken.

RECOMMENDATION:

Report only, no action required.

BACKUP DOCUMENTATION:

None

MOTION:

None required. A report was not given.

MINUTES:

MAYOR GOODMAN commented that an article in Money magazine named the City as one of the best places to live, which is a dream come true. It is wonderful that this Council is being recognized in this manner. MAYOR GOODMAN and COUNCILMAN REESE discussed that portion of the article that cites specific areas of the City. They said that that part of the credit belongs to citizens who participate in the process, such as John S. Park Neighborhood Association and Summerlin. COUNCILWOMAN McDONALD added that Microsoft Report and Fortune magazine also list Las Vegas as the best place in America for entrepreneurship or to start a small business.

There was no further discussion.

(9:40 – 9:42)

1-1026

AGENDA SUMMARY PAGE**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002**

DEPARTMENT: CITY MANAGER'S OFFICE**DIRECTOR: ELIZABETH FRETWELL**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

ADMINISTRATIVE:

Report on Meadows Village Task Force and direct staff accordingly

Fiscal Impact☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

Staff and representatives from the Las Vegas Metropolitan Police Department will present the report and provide an update on current activities

RECOMMENDATION:

Report only; no action required.

BACKUP DOCUMENTATION:

None

MOTION:**REESE – ABEYANCE to 12/4/2002 – UNANIMOUS with M. McDONALD excused****MINUTES:**

DEPUTY CITY MANAGER FRETWELL advised that the three-month status report on the Meadows Village Task Force has been requested to be abeyed in light of COUNCILMAN McDONALD'S absence. There has been tremendous activity in the area regarding both recreational events and law enforcement by the Las Vegas Metropolitan Police Department (Metro) and Code Enforcement. The full report will be given in two weeks, and staff would seek direction at that time.

COUNCILMAN WEEKLY noted that DAN CONTRARAS was present and had expressed a desire to do something similar to this Task Force in West Las Vegas. The City took action against a problem convenience store at the last Council meeting, and citizens are now stepping forward, pleased with the Council's support. He suggested that there may be an alternative to the task force process. Metro is working on a wonderful neighborhood committee. The worst thing that could happen is everyone competing versus merging to work together to reach the same goal. COUNCILMAN REESE

indicated that there were areas in Ward 3 that might also benefit from whatever may be established. MAYOR GOODMAN pointed out that there has been a request to

CITY COUNCIL MEETING OF NOVEMBER 20, 2002

Administrative

Item 47 – Report on Meadows Village Task Force and direct staff accordingly

MINUTES - Continued:

form a City-wide Task Force to address crime and safe neighborhoods. The problem is not limited geographically or based on socio-economic factors. Such a committee could address the concerns of the Council with solidarity rather than bifurcation.

DEPUTY CITY MANAGER FRETWELL explained that staff is working on the City-wide Task Force and there has been great cooperation from Metro. A meeting has been scheduled with the new Sheriff to discuss the situation. In the meantime, staff has been trying to work on a performance measure neighborhood index in order to have factual information for the committee to evaluate.

There was no further discussion.

(9:42 – 9:46)

1-1026

AGENDA SUMMARY PAGE**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002**

DEPARTMENT: CITY MANAGER'S OFFICE**DIRECTOR: STEVEN P. HOUCHENS**☐**CONSENT**☒**DISCUSSION****SUBJECT:****ADMINISTRATIVE:**

Report and possible action regarding State-owned property identified as Floyd Lamb State Park - Ward 6 (Mack)

Fiscal Impact☐**No Impact****Amount:** Not determined☐**Budget Funds Available****Dept./Division:** Field Operations/D & E☒**Augmentation Required****Funding Source:** General Fund**PURPOSE/BACKGROUND:**

Recent discussions have occurred regarding the potential transfer of properties identified as Floyd Lamb State Park from the State of Nevada to the City of Las Vegas. City staff has reviewed information regarding the park and the obligation that the City would assume if a transfer were accomplished. The transfer, if desired, would require approval by the State Legislature as well as the City Council.

RECOMMENDATION:

We recommend that the City Council evaluate the information provided in this agenda item and direct staff as to further activity with this property.

BACKUP DOCUMENTATION:

1. Agenda Memo
2. Notice of Public Meeting on November 13, 2002 regarding Northwest Open Space Preservation
Submitted at the meeting: letter dated 11/14/2002 addressed to City Manager Selby from Wayne Perock, Administrator, Division of State Parks
Submitted after the meeting: hard copy of PowerPoint presentation by Deputy City Manager Houchens

MOTION:

MACK – APPROVED acceptance of the letter and direct staff to negotiate with the Governor, the Legislature and the Legislative leaders on the park land for possible transfer and master planning of the area and to examine the economic impact of such a transfer - **UNANIMOUS** with M. McDONALD excused

CITY COUNCIL MEETING OF NOVEMBER 20, 2002

Administrative

Item 48 – Report and possible action regarding State-owned property identified as Floyd Lamb State Park

MINUTES:

NOTE: A Verbatim Transcript is made a part of the Final Minutes.

APPEARANCES:

DEPUTY CITY MANAGER STEVE HOUCHENS

ANTHONY HODGES

(9:46 – 10:09)

1-1243

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

Discussion and possible action on Appeal of Work Card Denial: Approved May 15, 2002 subject to six month review: Donnell Weathers, 1225 West Washington, Las Vegas, Nevada 89106

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

RECOMMENDATION:

BACKUP DOCUMENTATION:

None

MOTION:

REESE – Motion to bring forward and STRIKE Items 49, 51, 56, and 59 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no discussion.

(9:31 – 9:33)

1-731

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FIELD OPERATIONS**DIRECTOR: LARRY HAUGSNESS**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

Discussion and possible action regarding a proposed City sidewalk repair program (\$200,000 - General Fund) - All Wards

Fiscal Impact☐**No Impact****Amount: \$200,000**☐**Budget Funds Available****Dept./Division: Field Operations**☒**Augmentation Required****Funding Source: General Fund****PURPOSE/BACKGROUND:**

The City Municipal Code 13.56 stipulates that property owners are responsible for maintenance and repair of sidewalks which abut their property. If a property owner cannot afford to repair the sidewalk, their only recourse is an appeal to the City Council, who can then authorize City forces to complete the repairs and place a lien on the property for the repair costs plus 10%. The proposed program will allow certain property owners to receive assistance from the City if they can show economic hardship. Only owner-occupied, single-family properties will be eligible for this program.

RECOMMENDATION:

That the City Council approve the proposed City sidewalk program.

BACKUP DOCUMENTATION:

Sidewalk Repair Proposal, dated October, 2002

Submitted after the meeting: hard copy of PowerPoint

MOTION:

GOODMAN – APPROVED further exploration of this program – motion carried with REESE and WEEKLY voting NO and M. McDONALD excused

NOTE: A restated motion by REESE for approval failed with GOODMAN, BROWN, and L.B. McDONALD voting NO and M. McDONALD excused. A previous motion by REESE for approval, failed with GOODMAN and L.B. McDONALD voting NO, M. McDONALD excused, and BROWN not voting.

NOTE: CITY ATTORNEY JERBIC advised that under the new State law a majority of the Council is required on any vote.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002

Field Operations

Item 50 – Discussion and possible action regarding a proposed City sidewalk repair program

MINUTES:

LARRY HAUGSNESS, Director, Field Operations, referred to a PowerPoint document and reviewed the current program, concerns with the current program, and the new proposed program. In going over the number of concerns received in a year, he mentioned that thirty to forty percent of the complaints received in a year are aesthetic in nature, such as discoloration or small cracks. The five unsolved remaining complaints are valid. Over the past seven years the City only received a total of 144 complaints. He explained that the proposed program will apply to existing sidewalks of single-family housing units only. The existing ordinance will remain in place, with the proposed program being added as a supplement to the current ordinance. Staff feels that establishing this program would decrease both the City's and owners' liability because repairs would be done timelier. He noted that his staff is working with Neighborhood Services staff on the possibility of establishing a repair program in older wards using Community Development Block Grant (CDBG) funds. COUNCILMAN REESE fully supported this proposed program, especially if it is as successful as the alleyway-paving program, about which many Ward 3 residents have raved.

MAYOR GOODMAN felt that implementing such a program would create a problem for the City where everyone calls in for sidewalk repairs. He believes it is in control already, and the City has always provided assistance to those in need. It could result in a very costly program, and those funds could be better used towards new hires.

COUNCILWOMAN McDONALD shared the sentiments of MAYOR GOODMAN. She wondered how many of the people considered to be in the economic hardship category of under \$22,000 a year live outside of areas where they would not be able to utilize CDBG funds or other federal monies to get sidewalk repairs done. She preferred to make a decision on this matter after the Neighborhood Services component is reviewed and a determination is made on whether other federal resources can be used.

AL GALLEGGO, Las Vegas citizen, said that there are no sidewalks in his neighborhood and the residents do not want them. However, he asked who owns the five feet of land where a sidewalk would normally exist. ASSISTANT CITY ATTORNEY REDLEIN responded that he would have to do some research, but he believes that the homeowners would be the official owners if the City has not designated the property as a right-of-way. MR. GALLEGGO requested a definitive answer in writing, because he does not want to take ownership and then find out later that the property does not belong to him.

TODD FARLOW, 240 N. 19th Street, said that his neighborhood is greatly in need of sidewalk repairs. It would really help if the City established a payback program.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002

Field Operations

Item 50 – Discussion and possible action regarding a proposed City sidewalk repair program

MINUTES – Continued:

MAYOR GOODMAN emphatically mentioned that, according to some of the briefings he received, sidewalk repairs have become a major issue of discussion, not only in the more mature parts of town but also in the Northwest. There are many citizens that do not want sidewalks and many that do, and there is confusion about who should be responsible for making repairs. This matter necessitates further exploration.

CITY MANAGER SELBY added that the Southern Nevada Homebuilders Association has taken the position that the City should take responsibility for all sidewalks throughout the City. That would include 1,800 miles of sidewalks, which would greatly impact the City's budget.

COUNCILMAN REESE interjected that there are 40- to 50-year-old homes in Ward 3 whose owners cannot afford to make sidewalk repairs. The City should look into CDBG funding to provide assistance in the older areas.

NOTE: MAYOR GOODMAN directed MR. HAUGSNESS to provide the Council members with a report on the sidewalk issue throughout the City.

There was no further discussion.

(10:09 – 10:23)

1-2163

AGENDA SUMMARY PAGE

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☐

CONSENT

☒

DISCUSSION

SUBJECT:

Discussion and possible action regarding a new Tavern Liquor License subject to the provisions of the fire codes and Health Dept. regulations, GMN Associates, LLC, dba GMN Associates, LLC, 2828 Highland Drive, Domenick J. Cilea Mgr, Mmbr, 100%, William F. Luddecke, Lender - Ward 1 (M. McDonald)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Discussion and possible action regarding a new Tavern Liquor License

RECOMMENDATION:

Recommendation to be provided after discussion of this item at the City Council Meeting

BACKUP DOCUMENTATION:

Map

MOTION:

REESE – Motion to bring forward and STRIKE Items 49, 51, 56, and 59 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no discussion.

(9:31 – 9:33)

1-731

AGENDA SUMMARY PAGE**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002**

DEPARTMENT: FINANCE AND BUSINESS SERVICES**DIRECTOR: MARK R. VINCENT**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

Discussion and possible action regarding Temporary Approval of a new Supper Club Liquor License and a new Liquor Caterer License subject to the provisions of the fire codes and Health Dept. regulations, Tuscan Restaurant Enterprises, LLC, dba Trè, 1050 South Rampart Blvd., Mario Maccioni, Mgr, Mmbr, Gen Mgr, 33.3%, Mauro L. Maccioni, Mmbr, 33.3%, Marco E. Maccioni, Mmbr, 33.3% - Ward 2 (L.B. McDonald)

Fiscal Impact☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

Discussion and possible action regarding Temporary Approval of a new Supper Club Liquor License and a new Liquor Caterer License

RECOMMENDATION:

Recommend approval subject to the provisions of the fire codes and Health Dept. regulations with authority for Director or Designee to issue a permanent license upon receipt of a favorable police report

BACKUP DOCUMENTATION:

1. Agenda Memo
2. Letter from Ann M. Pierce
3. Map

MOTION:

L.B. McDONALD – APPROVED the temporary license, subject to provisions as recommended, with the manager of Business Services granted the authority to approve the permanent license after completion of appropriate process – UNANIMOUS with REESE not voting and M. McDONALD excused

MINUTES:

JIM DiFIORE, Manager, Finance & Business Services, advised that the applicant submitted all necessary documentation and met the criteria for a temporary approval of the licenses. He recommended that the Council grant the temporary licenses and authorize him to grant the permanent

licenses based upon a favorable Las Vegas Metropolitan Police Department report when it is completed.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002

Finance & Business Services

Item 52 – Discussion and possible action regarding Temporary Approval of a new Supper Club Liquor License and a new Liquor Caterer License subject to the provisions of the fire codes and Health Dept. regulations, Tuscan Restaurant Enterprises, LLC, dba Trè, 1050 South Rampart Blvd.

MINUTES – Continued:

COUNCILMAN BROWN discussed with MR. DiFIORE that staff is working on a new licensing category which would allow a supperclub or similar licensee to have a lesser number of gaming machines. That bill draft is currently being worked on with the City Attorney's staff. The bill would amend the definition of supperclub as it relates to gaming. It would be less opportunistic than a tavern but less restrictive than a supperclub.

NOTE: COUNCILMAN BROWN directed that the City Manager's staff include that on the weekly briefings when appropriate in order to advise Council on the historical basis for the proposed change.

There was no further discussion.

(10:23 – 10:24)

1-2794

AGENDA SUMMARY PAGE

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: FINANCE AND BUSINESS SERVICES

DIRECTOR: MARK R. VINCENT

☐

CONSENT

☒

DISCUSSION

SUBJECT:

Discussion and possible action regarding a new Slot Operator Space Lease Location Restricted Gaming License for 15 slots subject to approval by the Nevada Gaming Commission, Market Gaming, Inc., db at Vons #2613, 6450 Sky Pointe Drive - Ward 6 (Mack)

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

Discussion and possible action regarding a new Slot Operator Space Lease Location Restricted Gaming License for 15 slots

RECOMMENDATION:

Recommend approval subject to approval by the Nevada Gaming Commission

BACKUP DOCUMENTATION:

1. Agenda Memo
2. Letter from Virginia E. Daniel
3. Map

MOTION:

MACK – APPROVED as recommended – UNANIMOUS with M. McDONALD excused

MINUTES:

JIM DiFIORE, Manager, Finance & Business Services, indicated that this application will appear before the Nevada Gaming Commission on Thursday. Based upon the outcome of that hearing, staff would recommend approval subject to approval by that Commission.

JENNY DANIEL, Compliance Officer, appeared on behalf of the applicant.

COUNCILMAN MACK congratulated Von's on its first opening in the Centennial Hills area. The store is beautiful and meets the Town Center standards.

There was no further discussion.

(10:24 – 10:25)

1-2907

AGENDA SUMMARY PAGE**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: FINANCE AND BUSINESS SERVICES****DIRECTOR: MARK R. VINCENT**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

Discussion and possible action regarding Change of Ownership for a Tavern Liquor License subject to the provisions of the fire codes and Health Dept. regulations, From: Peter Eliades, 100%, To: Peter Eliades & OG-LA, LLC, dba Olympic Garden, 1531 Las Vegas Blvd., South, OG-LA, LLC, 50%, Peter R. Feinstein, Mgr, Mmbr, 10%, David M. Talla, Mmbr, 71%, Rex A. Licklider, Mmbr, 19% - Ward 1 (M. McDonald)

Fiscal Impact☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

Discussion and possible action regarding Change of Ownership for a Tavern Liquor License

RECOMMENDATION:

Recommendation to be provided after discussion of this item at the City Council meeting

BACKUP DOCUMENTATION:

None

MOTION:

REESE – APPROVED as recommended – UNANIMOUS with M. McDONALD excused

NOTE: MAYOR GOODMAN disclosed that ATTORNEY JAY BROWN, who also represents MR. ELIADES, is a partner with the MAYOR in certain real property ventures, attempted to discuss the matter with him and MAYOR GOODMAN referred him to MR. DiFIORE in order to avoid a conflict that would require disqualifying himself from voting. MAYOR GOODMAN confirmed with ASSISTANT DEPUTY CITY ATTORNEY REDLEIN that no such conflict existed.

MINUTES:

DETECTIVE STACY RODD, Las Vegas Metropolitan Police Department (Metro), explained that they worked on the report to resolve the issues pertaining to this application. The past criminal history was addressed through probation in the 1970s. Metro is satisfied it is not an issue at this point.

ATTORNEY SONIA CHURCH VERMEYS, Schreck, Brignone & Godfrey, 300 South Fourth Street #1200, appeared on behalf of the applicant.

There was no further discussion.

(10:23 – 10:24)

1-2794

AGENDA SUMMARY PAGE**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002**

DEPARTMENT: LEISURE SERVICES**DIRECTOR: DR. BARBARA P. JACKSON**☐**CONSENT**☒**DISCUSSION****SUBJECT:****ABEYANCE ITEM** - Report on the status of the Community Schools Transition Plan**Fiscal Impact**☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:** Leisure Services/Recreation☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

On August 20, 2001, the City of Las Vegas assumed 100% fiscal and administrative controls over the Community Schools. This report reflects the Community Schools' accomplishments and future expansion concepts.

RECOMMENDATION:

Report only; no action required.

BACKUP DOCUMENTATION:

PowerPoint presentation

MOTION:

None required. A report was given.

MINUTES:

DR. BARBARA JACKSON reviewed the PowerPoint presentation regarding the four goals pertaining to the City's involvement with the Community Schools. The City will move from advisory to administrative, with Leisure Services to assume 100% of the fiscal and administrative controls. Staff will establish formal agreements between the City and School Boards, standardizing their practices. The second slide provided an overview of the ten Community Schools, nine at middle school sites and one at a high school site.

The first goal has been accomplished to change the Community School Boards' roles from decision-making to advisory on program operations and building improvements. The Boards manage their individual 501-C3s and represent their neighborhoods. Gibson School has been fully established since last year and has a 501-C3 designation. The formal agreement is being processed.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002**Leisure Services****Item 55 – Report on the status of the Community Schools Transition Plan****MINUTES – Continued:**

The second goal of the Leisure Services Department, assuming 100% fiscal and administrative control, was completed in August 2001. All fees are collected and deposited into a City revenue account. Community Schools follow all City purchasing and cash-handling procedures.

The third goal, to establish formal agreements with each Community School, has also been completed. The City now collects the revenue and manages the expenditures, as well as full-time staffing of the Community School Boards. The Boards still maintain the hourly employment services and do the hourly hiring. The City Council approves the capital improvement plans, annual budgets and contractual agreements through the Department of Leisure Services.

The fourth goal was to standardize business practices. The City accepted donation of all inventory supplies, equipment, furnishings, etc., and these items have become part of the City's inventory. City staff evaluated the operation and costs thereof. Cellular phone operation was reduced under the City by 59%, and brochure costs have been reduced by an increased use of program flyers.

Key was the centralization of the SafeKey operation, which was completed in April 2002. As a result, three full-time staff members were reassigned within Leisure Services, based upon Council priorities. One person was reassigned to assist with the increased senior activity, one to serve in extreme sports areas, such as skating events, and the last reassigned to the newest Community School, Gibson. Another full-time position given to the City was eliminated during budget reductions last budget cycle.

The City now serves SafeKey through bulk ordering, resulting in a significant cost savings. Hourly staff costs have been reduced by \$70,000, although the 1-to-15 ratio is still being maintained. Fiscal reporting information was provided through the Oracle system, which reflected the \$500,000 profit before salaries as directed by the City Manager's office. Indirect expenses, including City salaries, totals \$1.8 million. A comparison of the \$3.8 million revenue versus the direct expenses of \$3.2 million and indirect expenses of \$1.8, show there is a 75% cost-recovery rate from Community Schools. None of that 75% recovery was recovered in the preceding fiscal year, reflecting a significant gain.

DR. JACKSON summarized various accomplishments, which included receiving a modular office at Gibson Community School, grants totaling \$380,000, 2,000 classes and workshops, 100 sport clinics and tournaments, ten seasonal activities, 44 community service projects, 2,600 people involved in track-break programs, 5,500 participants registered in SafeKey with a daily average of 2,800 and 66 special events.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002

Leisure Services

Item 55 – Report on the status of the Community Schools Transition Plan

MINUTES – Continued:

Further expansion involves the potential to add additional Community Schools, as new middle schools come on-line, subject to Council approval. It is hoped that modular offices will be built at Charleston Heights, Lied and Molasky. Funding was approved for the Charleston Heights office, and the Lied Board has \$190,000 which would require supplemental funding to build the office. Lastly, the Molasky funding will be sought in the next budget cycle. Staff would like to add SafeKey sites as new schools open within the City limits. JOE MARCELLA, Director of Information Technologies, assisted her Department in installing class software at almost all the Community School locations. This was accomplished with the guidance of the Council and support of DEPUTY CITY MANAGER FRETWELL. Implementation is very significant and was achieved with the assistance of STACY NOLAN, DARYL BARBOW, MARK NORMAN and especially BILLIE BASTIAN, Recreation Division Manager. The Department has shown a marked improvement over last year.

COUNCILMAN MACK commended DR. JACKSON and the Community Schools for the well-organized and wide-ranging activities provided for the children. He strongly supports the program. COUNCILWOMAN McDONALD applauded the successful transition of independent entities into a cohesive program. The cost-recovery increase was worthy of commendation. It is critical that SafeKey and track-break programs expand across the City. There is a serious demand for these types of services to the community.

COUNCILMAN BROWN acknowledged DR. JACKSON'S efforts for better management while balancing a very sensitive situation. He encouraged the creative approach and elimination of redundancy.

There was no further discussion.

(9:40 – 9:42)

1-1026

AGENDA SUMMARY PAGE**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002**

DEPARTMENT: BUSINESS DEVELOPMENT**DIRECTOR: LESA CODER**☐**CONSENT**☒**DISCUSSION****SUBJECT:****RESOLUTIONS:**

R-125-2002 - Discussion and possible action regarding a Resolution consenting to the undertakings of the City of Las Vegas Redevelopment Agency in connection with the Owner Participation Agreement with PH GSA, LLC and consenting to the undertakings of Office District Parking I, Inc. in connection with the Disposition and Development Agreement for the development of the project at the southwest area of Fourth Street and Bonneville Avenue - Ward 1 (McDonald) [NOTE: This item is a companion item to Council Item #59 (Real Estate) and Redevelopment Agency Item #5 (RA-3-2002)]

Fiscal Impact☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

This resolution would approve legislative findings that the PH GSA LLC proposal for the IRS District Headquarters would benefit the Redevelopment Area through the creation of jobs and revenues, and that there is no other reasonable means of financing this project without assistance.

RECOMMENDATION:

Approval

BACKUP DOCUMENTATION:

1. Agenda Memo
2. Site Map
3. Disclosure of Principals
4. R-125-2002 - Resolution of Legislative Findings
5. Affidavit from PH GSA LLC
6. Disposition and Development Agreement

MOTION:

REESE – Motion to bring forward and STRIKE Items 49, 51, 56, and 59 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no discussion.

(9:31 – 9:33)

1-731

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY CLERK

DIRECTOR: BARBARA JO (RONI) RONE MUS ☐ **CONSENT** ☒ **DISCUSSION**

SUBJECT:

BOARDS & COMMISSIONS:

PARK & RECREATION ADVISORY COMMISSION – Marjean Shea, Term Expiration 12-11-2002; Stephen Reilly, Term Expiration 12-11-2002; Thomas Pfundstein, Term Expiration 12-11-2002 (Resigned)

Fiscal Impact

<input checked="" type="checkbox"/>	No Impact	Amount:
<input type="checkbox"/>	Budget Funds Available	Dept./Division:
<input type="checkbox"/>	Augmentation Required	Funding Source:

PURPOSE/BACKGROUND:

Terms of office for Marjean Shea, Stephen Reilly and Thomas Pfundstein will expire December 11, 2002. There is no City residency requirement, terms are for three years and there is no limit to the number of terms that may be served. Ms. Shea is eligible and wishes to be reappointed, Mr. Reilly does not wish to be reappointed and Mr. Pfundstein has resigned.

RECOMMENDATION:

Procedure for this Board requires appointment by the City Council. Options are:

Appoint a new member or Reappoint Ms. Shea to this seat

Appoint a new member to fill Mr. Reilly's seat

Appoint a new member to fill Mr. Pfundstein's seat

BACKUP DOCUMENTATION:

1. Memo from Dr. Barbara Jackson, Director of Leisure Services (RE: Reappointments)

2. Memo from Dr. Barbara Jackson, Director of Leisure Services (RE: Resignation)

3. Current Listing and Authority-Park & Recreation Advisory Commission

4. Board Interest Form – Derick Wickliffe

Submitted after final agenda: memorandum to City Clerk Ronemus from Dr. Jackson with an attached letter of resignation from Thomas Pfundstein

MOTION:

REESE – Motion to REAPPOINT MARJEAN SHEA and Hold in ABEYANCE Stephen Reilly's and Thomas Pfundstein's seats to 12/4/2002 – UNANIMOUS with M. McDONALD excused

City Clerk to notify

CITY COUNCIL MEETING OF NOVEMBER 20, 2002

City Clerk

Item 57 – Parks & Recreation Advisory Commission

MINUTES:

COUNCILMAN MACK commented that MR. REILLY served the City well, but time commitments make his continuation impossible. He has several candidates in mind, but would like an additional two weeks in order to speak with them prior to making an appointment. COUNCILMAN REESE stated that he would like to see MS. SHEA reappointed based on her past good services.

There was no further discussion.

(10:40 – 10:41)

2-27

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY CLERK**DIRECTOR: BARBARA JO (RONI) RONEMUS** ☐ **CONSENT** ☒ **DISCUSSION****SUBJECT:****BOARDS & COMMISSIONS:**

Appointment of Members to the Community Development Recommending Board

Fiscal Impact

<input checked="" type="checkbox"/>	No Impact	Amount:
<input type="checkbox"/>	Budget Funds Available	Dept./Division:
<input type="checkbox"/>	Augmentation Required	Funding Source:

PURPOSE/BACKGROUND:

This Board, which expired June 15, 2002, reviews all Community Development Block Grant and other funding sources and makes recommendations to the City Council on the applicants eligible to receive these funds. There are now 24 members on this board who fill six-month terms. Members may serve up to 6 consecutive terms.

RECOMMENDATION:

The Department of Neighborhood Services is recommending the appointment of the following members:

Recommended Appointments (Served Previously): Rebecca Boman, Marlene Monteolivo, LuAnn Baker, Bertha Warrick, Moises Denis, Marcia Washington, Tracie Lewis, Sandra Sellman, Tyrone Thompson, Monica Caruso, Leonard Talarico, Jr., Margaret Maul, Al Jacobsen, Rosemary Hall, Trish Truesdell, Tony Mayorga, Vincent Adams, and June White

Recommended Appointments (New): Ken Evans, Rebeca Martinez, Marta Minty, Dean DuPalo, Jay Hiner, and Regina Porter

BACKUP DOCUMENTATION:

1. Agenda Memo
2. Community Development Recommending Board Listing and Authority
3. Board Interest Forms – Hobie Hellerstein, Priscilla Regina Porter, Vernell Paul McNeal

MOTION:

BROWN – Motion to APPROVE staff's recommendations – UNANIMOUS with M. McDONALD excused

Clerk to notify

CITY COUNCIL MEETING OF NOVEMBER 20, 2002

City Clerk

Item 58 – Community Development Recommending Board

MINUTES:

MAYOR GOODMAN read the recommendation list from the Department of Neighborhood Services for this Board.

There was no further discussion.

(10:41 – 10:42)

2-67

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: BUSINESS DEVELOPMENT**DIRECTOR: LESA CODER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

REPORT FROM REAL ESTATE COMMITTEE - Councilmen Mack and Weekly

Discussion and possible action to direct staff regarding a Disposition and Development Agreement with PH GSA LLC Proposal for IRS District Headquarters to be located at the southwest corner of 4th and Bonneville (139-34-311-105; 139-34-311-106; 139-34-311-107; 139-34-311-110) - Ward 1 (M. McDonald) [NOTE: This item is a companion to Council Item #56 (R-125-2002) and to the Redevelopment Agency Item #5 (RA-3-2002)]

Fiscal Impact☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

The IRS is seeking proposals from developers to build a new 85,000 square foot headquarters facility. City was approached by Molasky Companies/PH GSA LLC to locate the facility downtown. The project would bring 336 jobs, city revenues of \$443,900 annually, and \$36.5 million in new economic output downtown.

RECOMMENDATION:

The 11/18/2002 Real Estate Committee and staff recommend approval for officers of Office District Parking I, Inc. to enter into Disposition and Development Agreement (DDA).

BACKUP DOCUMENTATION:

1. Agenda Memo
2. Location Map
3. Disclosure of Principals
4. Economic and Fiscal Impact Analysis by Elliott D. Pollack & Company
5. Disposition and Development Agreement with Attachments

MOTION:

REESE – Motion to bring forward and STRIKE Items 49, 51, 56, and 59 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no discussion.

(9:31 – 9:33)

1-731

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:

Bill No. 2002-114 – Annexation No. A-0010-02(A) – Property location: 330 feet south of Alexander Road and 1,400 feet west of Hualapai Way; Petitioned by: Southwest Desert Equities, LLC; Acreage: 2.64 acres; Zoned: R-U (County zoning), U (PCD) (City equivalent). Sponsored by: Councilman Larry Brown

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed ordinance annexes certain real property generally located 330 feet south of Alexander Road and 1,400 feet west of Hualapai Way. The annexation is at the request of the property owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (November 29, 2002) is set by this ordinance.

RECOMMENDATION:

ADOPTION at 11/20/2002 City Council meeting pursuant to the 11/4/2002 Recommending Committee.

First Reading – 10/16/2002; First Publication – 11/8/2002

BACKUP DOCUMENTATION:

Bill No. 2002-114 and Location Map

MOTION:

WEEKLY - Second Reading and BILL ADOPTED as recommended as Ordinance No. 5538 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no discussion.

(10:42– 10:43)

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:

Bill No. 2002-115 – Annexation No. A-0012-02(A) – Property location: 290 feet south of Alexander Road and 300 feet west of Cimarron Road; Petitioned by: Alexander and Phillip Mackovski; Acreage: 2.66 acres; Zoned: R-E (County zoning), U (ML) (City equivalent). Sponsored by: Councilman Larry Brown

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed ordinance annexes certain real property generally located 290 feet south of Alexander Road and 300 feet west of Cimarron Road. The annexation is at the request of the property owners. The annexation process has now been completed in accordance with the NRS and the final date of annexation (November 29, 2002) is set by this ordinance.

RECOMMENDATION:

ADOPTION at 11/20/2002 City Council meeting pursuant to the 11/4/2002 Recommending Committee.

First Reading – 10/16/2002; First Publication – 11/8/2002

BACKUP DOCUMENTATION:

Bill No. 2002-115 and Location Map

MOTION:

WEEKLY - Second Reading and BILL ADOPTED as recommended as Ordinance No. 5539 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no discussion.

(10:43)

2-131

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

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DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:

Bill No. 2002-118 – Annexation No. A-0026-02(A) – Property location: On the east side of Fort Apache Road, 660 feet south of Elkhorn Road; Petitioned by: David B. Ober Family Trust, et al.; Acreage: 5.09 acres; Zoned: R-E (County zoning), U (ML-TC) (City equivalent). Sponsored by: Councilman Michael Mack

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed ordinance annexes certain real property generally located on the east side of Fort Apache Road, 660 feet south of Elkhorn Road. The annexation is at the request of the property owners. The annexation process has now been completed in accordance with the NRS and the final date of annexation (November 29, 2002) is set by this ordinance.

RECOMMENDATION:

ADOPTION at 11/20/2002 City Council meeting pursuant to the 11/4/2002 Recommending Committee.

First Reading – 10/16/2002; First Publication – 11/8/2002

BACKUP DOCUMENTATION:

Bill No. 2002-118 and Location Map

MOTION:

WEEKLY - Second Reading and BILL ADOPTED as recommended as Ordinance No. 5540 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no discussion.

(10:43 – 10:44)

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

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CONSENT

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DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:

Bill No. 2002-120 – Annexation No. A-0028-02(A) – Property location: On the northwest corner of Jones Boulevard and Horse Drive; Petitioned by: Miceli Family Trust, et al.; Acreage: 10.56 acres; Zoned: R-E / RNP 1 (County zoning), U (DR) (City equivalent). Sponsored by: Councilman Michael Mack

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed ordinance annexes certain real property generally located on the northwest corner of Jones Boulevard and Horse Drive. The annexation is at the request of the property owners. The annexation process has now been completed in accordance with the NRS and the final date of annexation (November 29, 2002) is set by this ordinance.

RECOMMENDATION:

ADOPTION at 11/20/2002 City Council meeting pursuant to the 11/4/2002 Recommending Committee.

First Reading – 10/16/2002; First Publication – 11/8/2002

BACKUP DOCUMENTATION:

Bill No. 2002-120 and Location Map

MOTION:

WEEKLY - Second Reading and BILL ADOPTED as recommended as Ordinance No. 5541 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no discussion.

(10:44)

2-168

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

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CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT THIS MEETING:

Bill No. 2002-122 - Bond Ordinance providing for the issuance by the City of Las Vegas of its Registered Local Improvement District Bonds Series 2002, for Special Improvement District (SID) numbers 1463, 1470, 1471, 1473, 1477 in an amount not to exceed \$4,750,500. Proposed by: Mark Vincent, Director of Finance & Business Services - Various Wards

Fiscal Impact

☐

No Impact

Amount: \$4,750,500

☒

Budget Funds Available

Dept./Division: Public Works

☐

Augmentation Required

Funding Source: SID assessments in the respective districts

PURPOSE/BACKGROUND:

The City has created the improvement districts in compliance with NRS 271. NRS Chapter 348 authorizes the issuance of bonds for the SID districts. The terms of the bonds will range between ten and twenty years and be funded with the SID assessments in the respective districts.

RECOMMENDATION:

ADOPTION at 11/20/2002 City Council meeting pursuant to the 11/18/2002 Recommending Committee.

First Reading – 11/6/2002; First Publication – 11/9/2002

BACKUP DOCUMENTATION:

Bill No. 2002-122

MOTION:

WEEKLY - Second Reading and BILL ADOPTED as recommended as Ordinance No. 5542 – UNANIMOUS with M. McDONALD excused

MINUTES:

There was no discussion.

(10:44 – 10:45)

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

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CONSENT

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DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

Bill No. 2002-123 – Annexation No. A-0003-02(A) – Property location: On the west side of Jones Boulevard, approximately 1,300 feet north of Cheyenne Avenue; Petitioned by: Kenneth and Myrna Christensen; Acreage: 0.74 acres; Zoned: R-E (County zoning), R-E (City equivalent). Sponsored by: Councilman Michael Mack

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed ordinance annexes certain real property generally located on the west side of Jones Boulevard, approximately 1,300 feet north of Cheyenne Avenue. The annexation is at the request of the property owners. The annexation process has now been completed in accordance with the NRS and the final date of annexation (December 13, 2002) is set by this ordinance.

RECOMMENDATION:

ADOPTION at 12/4/2002 City Council meeting pursuant to the 11/18/2002 Recommending Committee.

First Reading – 11/6/2002; First Publication – 11/22/2002

BACKUP DOCUMENTATION:

None

MOTION:

None required.

MINUTES:

Recommendation noted.

12/4/2002 Council Agenda

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

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CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

Bill No. 2002-124 – Annexation No. A-0004-02(A) – Property location: On the south side of Oakey Boulevard, 600 feet east of Jones Boulevard; Petitioned by: John Rohay; Acreage: 0.72 acres; Zoned: R-E (County zoning), R-E (City equivalent). Sponsored by: Councilman Michael McDonald

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed ordinance annexes certain real property generally located on the south side of Oakey Boulevard, 600 feet east of Jones Boulevard. The annexation is at the request of the property owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (December 13, 2002) is set by this ordinance.

RECOMMENDATION:

ADOPTION at 12/4/2002 City Council meeting pursuant to the 11/18/2002 Recommending Committee.

First Reading – 11/6/2002; First Publication – 11/22/2002

BACKUP DOCUMENTATION:

None

MOTION:

None required.

MINUTES:

Recommendation noted.

12/4/2002 Council Agenda

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

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CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

Bill No. 2002-125 – Annexation No. A-0006-02(A) – Property location: On the northwest corner of Rainbow Boulevard and Farm Road; Petitioned by: Ralph L. and Marcella V. Cooper 1992 Living Trust; Acreage: 2.52 acres; Zoned: R-E/RNP-1 (County zoning), R-E (City equivalent). Sponsored by: Councilman Michael Mack

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed ordinance annexes certain real property generally located on the northwest corner of Rainbow Boulevard and Farm Road. The annexation is at the request of the property owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (December 13, 2002) is set by this ordinance.

RECOMMENDATION:

ADOPTION at 12/4/2002 City Council meeting pursuant to the 11/18/2002 Recommending Committee.

First Reading – 11/6/2002; First Publication – 11/22/2002

BACKUP DOCUMENTATION:

None

MOTION:

None required.

MINUTES:

Recommendation noted.

12/4/2002 Council Agenda

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

Bill No. 2002-126 – Annexation No. A-0007-02(A) – Property location: Near the southeast corner of O'Bannon Drive and Mohawk Street; Petitioned by: Charlene Williams, et al.; Acreage: 1.27 acres; Zoned: R-E (County zoning), R-E (City equivalent). Sponsored by: Councilman Michael McDonald

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed ordinance annexes certain real property generally located near the southeast corner of O'Bannon Drive and Mohawk Street. The annexation is at the request of the property owners. The annexation process has now been completed in accordance with the NRS and the final date of annexation (December 13, 2002) is set by this ordinance.

RECOMMENDATION:

FORWARDED to the 12/4/2002 City Council meeting with no recommendation pursuant to the 11/18/2002 Recommending Committee.

First Reading – 11/6/2002; First Publication – 11/22/2002

BACKUP DOCUMENTATION:

None

MOTION:

None required.

MINUTES:

Recommendation noted.

12/4/2002 Council Agenda

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

Bill No. 2002-127 – Annexation No. A-0022-02(A) – Property location: On the east side of Queen Irene Court, 200 feet south of Regena Avenue; Petitioned by: City of Las Vegas, as previous owner; Acreage: 0.46 acres; Zoned: R-E (County zoning), R-E (City equivalent). Sponsored by: Councilman Michael Mack

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed ordinance annexes certain real property generally located on the east side of Queen Irene Court, 200 feet south of Regena Avenue. The annexation is at the request of the City as predecessor-in-interest of the current property owners. The annexation process has now been completed in accordance with the NRS and the final date of annexation (December 13, 2002) is set by this ordinance.

RECOMMENDATION:

ADOPTION at 12/4/2002 City Council meeting pursuant to the 11/18/2002 Recommending Committee.

First Reading – 11/6/2002; First Publication – 11/22/2002

BACKUP DOCUMENTATION:

None

MOTION:

None required.

MINUTES:

Recommendation noted.

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

Bill No. 2002-128 – Annexation No. A-0023-02(A) – Property location: On the north side of Wittig Avenue, 660 feet east of Grand Canyon Drive; Petitioned by: Pardee Homes of Nevada; Acreage: 2.52 acres; Zoned: R-E (County zoning), U (L) (City equivalent). Sponsored by: Councilman Michael Mack

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The proposed ordinance annexes certain real property generally located on the north side of Wittig Avenue, 660 feet east of Grand Canyon Drive. The annexation is at the request of the property owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (December 13, 2002) is set by this ordinance.

RECOMMENDATION:

ADOPTION at 12/4/2002 City Council meeting pursuant to the 11/18/2002 Recommending Committee.

First Reading – 11/6/2002; First Publication – 11/22/2002

BACKUP DOCUMENTATION:

None

MOTION:

None required.

MINUTES:

Recommendation noted.

12/4/2002 Council Agenda

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

Bill No. 2002-129 – Designates Neighborhood Services as the departmental liaison for the Senior Citizens Advisory Board. Proposed by: Elizabeth Fretwell, Deputy City Manager

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The City's Office of Administrative Services has been serving as the liaison for the Senior Citizens Advisory Board. This bill will transfer that function to the Department of Neighborhood Services.

RECOMMENDATION:

ADOPTION at 12/4/2002 City Council meeting pursuant to the 11/18/2002 Recommending Committee.

First Reading – 11/6/2002; First Publication – 11/22/2002

BACKUP DOCUMENTATION:

None

MOTION:

None required.

MINUTES:

Recommendation noted.

12/4/2002 Council Agenda

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

Bill No. 2002-130 – Updates various design standards adopted as part of the Downtown Centennial Plan and applicable to the Downtown Overlay District. Proposed by: Robert S. Genzer, Director of Planning and Development

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

This bill will make minor technical changes to the language of the design standards that are adopted as part of the Downtown Centennial Plan and are applicable to the Downtown Overlay District.

RECOMMENDATION:

ADOPTION at 12/4/2002 City Council meeting pursuant to the 11/18/2002 Recommending Committee.

First Reading – 11/6/2002; First Publication – 11/22/2002

BACKUP DOCUMENTATION:

None

MOTION:

None required.

MINUTES:

Recommendation noted.

12/4/2002 Council Agenda

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

Bill No. 2002-131 – Updates the zoning regulations pertaining to temporary commercial uses.
Proposed by: Robert S. Genzer, Director of Planning and Development

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

This bill will adjust the zoning treatment of a number of temporary commercial outdoor uses. The intent is to streamline the approval process for these uses while ensuring that their operation will be compatible with surrounding areas.

RECOMMENDATION:

ADOPTION at 12/4/2002 City Council meeting pursuant to the 11/18/2002 Recommending Committee.

First Reading – 11/6/2002; First Publication – 11/22/2002

BACKUP DOCUMENTATION:

None

MOTION:

None required.

MINUTES:

Recommendation noted.

12/4/2002 Council Agenda

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

Bill No. 2002-132 – Allows the sale of motorcycles and motor scooters in the C-1 Zoning District by means of special use permit. Proposed by: Robert S. Genzer, Director of Planning and Development

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

The sale of motorcycles and motor scooters currently is not allowed in the C-1 Zoning District. In order to conform with other area jurisdictions, this bill will allow the use in the C-1 District by means of special use permit, subject to minimum standards to ensure compatibility.

RECOMMENDATION:

ADOPTION at 12/4/2002 City Council meeting pursuant to the 11/18/2002 Recommending Committee.

First Reading – 11/6/2002; First Publication – 11/22/2002

BACKUP DOCUMENTATION:

None

MOTION:

None required.

MINUTES:

Recommendation noted.

12/4/2002 Council Agenda

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

RECOMMENDING COMMITTEE: BILL ELIGIBLE FOR ADOPTION AT A LATER MEETING:

Bill No. 2002-133 – Adopts the latest revision to the Uniform Regulations for the Control of Drainage.
Proposed by: Richard D. Goecke, Director of Public Works

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

At the request of the Federal Emergency Management Agency, area local governments have been asked to update their drainage control regulations relating to the extended parking of certain recreational vehicles. The Clark County Regional Flood Control District has amended the Uniform Regulations for the Control of Drainage in that regard, and this bill follows up by including the revision as part of the Municipal Code.

RECOMMENDATION:

ADOPTION at 12/4/2002 City Council meeting pursuant to the 11/18/2002 Recommending Committee.

First Reading – 11/6/2002; First Publication – 11/22/2002

BACKUP DOCUMENTATION:

None

MOTION:

None required.

MINUTES:

Recommendation noted.

12/4/2002 Council Agenda

AGENDA SUMMARY PAGE**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002**

DEPARTMENT: CITY ATTORNEY**DIRECTOR: BRADFORD R. JERBIC**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

NEW BILLS:

Bill No. 2002-134 – Annexation No. A-0042-02(A) – Property location: On the southwest corner of Shadow Mountain Place and Lake Mead Boulevard; Petitioned by: Nevada Homes Group; Acreage: 1.18 acres; Zoned: R-E (County zoning), U (R) (City equivalent). Sponsored by: Councilman Lawrence Weekly

Fiscal Impact☒**No Impact****Amount:**☐**Budget Funds Available****Dept./Division:**☐**Augmentation Required****Funding Source:****PURPOSE/BACKGROUND:**

The proposed ordinance annexes certain real property generally located on the southwest corner of Shadow Mountain Place and Lake Mead Boulevard. The annexation is at the request of the property owner. The annexation process has now been completed in accordance with the NRS and the final date of annexation (December 13, 2002) is set by this ordinance.

RECOMMENDATION:

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

BACKUP DOCUMENTATION:

Bill No. 2002-134 and Location Map

MINUTES:

First Reading – Referred – COUNCILMEN WEEKLY and MACK

12/2/2002 Recommending Committee

12/4/2002 Council Agenda

CITY ATTORNEY JERBIC requested that the City Clerk's office fast track Bill Nos. 2002-134, 2002-135, and 2002-136 to be eligible for adoption on 12/4/2002.

(10:45 – 10:47)

2-226

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY**DIRECTOR: BRADFORD R. JERBIC**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

NEW BILLS:

Bill No. 2002-135 – Increases the compensation of, and provides a vehicle allowance for, the Mayor and City Council (\$110,774 - General Fund). Proposed by: Doug Selby, City Manager

Fiscal Impact☐**No Impact****Amount:** \$110,774☐**Budget Funds Available****Dept./Division:** City Council☒**Augmentation Required****Funding Source:** General Fund**PURPOSE/BACKGROUND:**

This bill will increase the compensation of the Mayor and City Council and provide them a vehicle allowance, to become effective following the election pertaining to each seat. The increase reflects the recommendations of a Council Review Committee study in 1998. The salary for Council members representing Wards 1 through 6 will be 90% of the salary approved by the Legislature for Clark County Commissioners. The Mayor's salary will be set at 130% of the salary of the other Council members. The vehicle allowance is comparable to those for other local officials.

RECOMMENDATION:

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

BACKUP DOCUMENTATION:

1. Agenda Memo
2. Bill No. 2002-135

MINUTES:

First Reading – Referred – COUNCILMEN WEEKLY and MACK

12/2/2002 Recommending Committee

12/4/2002 Council Agenda

CITY ATTORNEY JERBIC requested that the City Clerk's office fast track Bill Nos. 2002-134, 2002-135, and 2002-136 to be eligible for adoption on 12/4/2002.

(10:45 – 10:47)

2-226

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY ATTORNEY

DIRECTOR: BRADFORD R. JERBIC

☐

CONSENT

☒

DISCUSSION

SUBJECT:

NEW BILLS:

Bill No. 2002-136 – Repeals the Municipal Code chapter relating to ethics, and readopts certain provisions regarding lobbying and certain provisions regarding political activities of City employees. Sponsored by: Mayor Oscar B. Goodman

Fiscal Impact

☒

No Impact

Amount:

☐

Budget Funds Available

Dept./Division:

☐

Augmentation Required

Funding Source:

PURPOSE/BACKGROUND:

This bill will implement the recent direction given by the City Council to repeal the provisions of the City's ethics chapter that are duplicated or otherwise addressed by State law. The bill will retain provisions relating to lobbying and provisions regarding political activities of City employees, with some minor adjustments.

RECOMMENDATION:

This bill should be submitted to a Recommending Committee for review, hearing and recommendation to the City Council for final action.

BACKUP DOCUMENTATION:

Bill No. 2002-136

MINUTES:

First Reading – Referred – COUNCILMEN WEEKLY and MACK

12/2/2002 Recommending Committee

12/4/2002 Council Agenda

CITY ATTORNEY JERBIC requested that the City Clerk's office fast track Bill Nos. 2002-134, 2002-135, and 2002-136 to be eligible for adoption on 12/4/2002.

(10:45 – 10:47)

2-226

THE MORNING SESSION RECESSED AT 10:47 A.M.

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY CLERK

DIRECTOR: BARBARA JO (RONI) RONEMUS

☐

CONSENT

☐

DISCUSSION

SUBJECT:

Any items from the afternoon session that the Council, staff and/or the applicant wishes to be stricken or held in abeyance to a future meeting may be brought forward and acted upon at this time

MOTION:

REESE – Motion to HOLD IN ABEYANCE Item 91 [VAC-0070-02], Item 102 [U-0127-02] and Item 103 [SD-0047-02] to 12/4/2002, ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 116 [Z-0083-02] and Item 117 [Z-0083-02(1)] and TABLE Item 123 [GPA-0038-02] – UNANIMOUS with M. McDONALD and BROWN excused

MINUTES:

There was no discussion.

(1:03 – 1:05)

3-1

NOTE: COUNCILMAN BROWN confirmed with DEPUTY CITY ATTORNEY BRYAN SCOTT that it would be appropriate to make a record regarding the withdrawal without prejudice of Item 116 [Z-0083-02] and Item 117 [Z-0083-02(1)]. This site on Craig and Buffalo is borderline with the County and the seamless Regional Master Plan. The application was originally with KB Homes of Nevada for 1.97 units per acre. However, the land is almost entirely surrounded by half-acre lots. Despite the urban design, the community is pleased with the compatible project. In the future, he would like to have the property owner, broker and applicant contact his office in order to clarify the eleventh-hour withdrawal. The concern would be coming back with a proposal similar to the 2.49 unit per acre project up the road. It would be unfair for a change in the project after all the work done with the surrounding neighbors and the efforts to reach compatibility. He would like some assurance that the fear circulating is unfounded.

MAYOR PRO TEM REESE clarified with DEPUTY CITY ATTORNEY SCOTT that the remarks did not constitute a reconsideration and no further action was required.

There was no further discussion.

(3:25 – 3:28)

4-1896

AGENDA SUMMARY PAGE**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: NEIGHBORHOOD SERVICES****DIRECTOR: SHARON SEGERBLOM**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

Public hearing to consider the report of expenses to recover costs for abatement of a dangerous building located at 11 West Utah Street (aka 1500 South Main Street). PROPERTY OWNER: MASSOUD KHAZAIE - Ward 1 (M. McDonald)

Fiscal Impact☐**No Impact****Amount:** \$1,797.00☒**Budget Funds Available****Dept./Division:** Neighborhood Services/Response☐**Augmentation Required****Funding Source:** General Fund**PURPOSE/BACKGROUND:**

The condition of the property was a public hazard and an attractive nuisance. The Department of Neighborhood Services declared the property in violation and started legal notification. When no corrective action was taken nor an appeal filed, the Department of Neighborhood Services hired Capriati Construction Corporation to abate the problem. The subject property was corrected by repairing the water leak from inside plumbing fixture(s); boarding and securing all openings to the building; removing discarded furniture, trash, debris and garbage; and by posting "No Trespassing" signs on the property.

RECOMMENDATION:

That the City Council: 1. Approve the report of expenses in the amount of \$1,797.00 in order that the above charges be filed and recorded against the property, constituting a special assessment and lien. 2. Authorize that the Notice and Lien of Assessment be duly recorded with the County Treasurer.

BACKUP DOCUMENTATION:

1. Agenda Memo
2. Location Map
3. Report of Expenses
4. Contractor Disclosure
5. Notice of Public Hearing
6. Chronological List of Events
7. Copy of the Notice and Claim of Lien
8. Video was shown but not submitted

MOTION:

REESE – APPROVED the action of Neighborhood Services – UNANIMOUS with M. McDONALD and BROWN excused

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Neighborhood Services Department
Item 80 – 11 West Utah Street

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

DAVID SEMENZA, Neighborhood Services, presented a before and after video of the subject property and stated that there had been a fire in this building and it was poorly boarded, making it accessible to vagrants. The condition of the property was a public hazard and an attractive nuisance. The Department of Neighborhood Services declared the property in violation and started legal notification. When no corrective action was taken or appeal filed, Capriati Construction Corporation was hired to abate the problem. The subject property was corrected by repairing a water leak inside from a plumbing fixture, boarding and securing all openings to the building, removing discarded furniture, debris, and garbage and posting a “No Trespassing” sign on the property. MR. SEMENZA recommended that the City Council approve the report of expenses in the amount of \$1,797.00 in order that the charges be filed and recorded against the property, constituting a special assessment and lien and authorize that the Notice and Lien of Assessment be filed and recorded with the County Treasurer’s Office.

The property owner was not present.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:05 – 1:07)

3-70

AGENDA SUMMARY PAGE**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002**

DEPARTMENT: NEIGHBORHOOD SERVICES**DIRECTOR: SHARON SEGERBLOM**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

Public hearing to consider the report of expenses to recover costs for abatement of a dangerous building located at 1204 Clairemont Street. PROPERTY OWNER: GENARDO AND BRENDA PADILLA
- Ward 3 (Reese)

Fiscal Impact☐**No Impact****Amount:** \$1,910.85☒**Budget Funds Available****Dept./Division:** Neighborhood Services/Response☐**Augmentation Required****Funding Source:** General Fund**PURPOSE/BACKGROUND:**

The condition of the property was a public hazard and an attractive nuisance. The Department of Neighborhood Services declared the property in violation and started legal notification. When no corrective action was taken nor an appeal filed, the Department of Neighborhood Services hired K. O. Construction to abate the problem. The subject property was corrected by cleaning, boarding and securing the structure, attached storage area, and shed; securing all gates; removing all garbage, trash, debris, lumber, boxes, rags, tires, glass, mattresses, discarded furniture, and auto parts; removing the red Ford truck, removing the graffiti; and by posting "No Trespassing" signs on the property.

RECOMMENDATION:

That the City Council: 1. Approve the report of expenses in the amount of \$1,910.85 in order that the above charges be filed and recorded against the property, constituting a special assessment and lien. 2. Authorize that the Notice and Lien of Assessment be duly recorded with the County Treasurer.

BACKUP DOCUMENTATION:

1. Agenda Memo
2. Location Map
3. Report of Expenses
4. Contractor Disclosure
5. Notice of Public Hearing
6. Chronological List of Events
7. Copy of the Notice and Claim of Lien
8. Photographs and video were shown but not submitted

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Neighborhood Services Department
Item 81 – 1204 Clairemont Street

MOTION:

REESE – APPROVED the action of Neighborhood Services – UNANIMOUS with M. McDONALD excused

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

DAVID SEMENZA, Neighborhood Services, showed photographs and presented a video of the subject property and stated that the condition of the property was a public hazard and an attractive nuisance. MR. SEMENZA explained that this was a vacant single-family dwelling. It was open and accessible, filled with trash. The condition of the property was declared a public hazard and an attractive nuisance and the Department of Neighborhood Services started legal notification. When no corrective action was taken or appeal filed, K.O. Construction was hired to abate the problem. The subject property was corrected by cleaning, boarding, securing the structure and the attached storage area, securing all gates, removing all garbage, trash, debris, lumber, boxes, rags, tires, mattresses, discarded furniture and graffiti. A “No Trespassing” sign was posted. MR. SEMENZA recommended that the City Council approve the report of expenses in the amount of \$1,910.85 in order that the charges be filed and recorded against the property, constituting a special assessment and lien and authorize that the Notice and Lien of Assessment be filed and recorded with the County Treasurer’s Office.

The property owner was not present.

TODD FARLOW, 240 North 19th Street, expressed his appreciation to MR. SEMENZA for getting rid of a house that has been boarded up for a long time. MR. SEMENZA explained that that house was located across from MR. FARLOW’S residence. COUNCILMAN REESE commented that everyone working together as a team accomplished this.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:07 – 1:09)

AGENDA SUMMARY PAGE

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING AND DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

PLANNING & DEVELOPMENT DEPARTMENT PM SESSION INDEX:

CONSENT AGENDA

EXTENSION OF TIME - REZONING

- 82 **Z-0043-00(2)** - Shiron Corporation on behalf of Acclaim MTI, Limited Liability Partnership
- 83 **Z-0043-00(3)** - Shiron Corporation on behalf of Acclaim MTI, Limited Liability Partnership
- 84 **Z-0068-00(2)** - Tamra C. Ruggles on behalf of Whiting Brothers

DISCUSSION/ACTION ITEMS

SITE DEVELOPMENT PLAN REVIEW

- 85 **ABEYANCE ITEM - SD-0046-02** - Mary Bartsas on behalf of Subway of Nevada, Limited Liability Company

CLARK COUNTY INTERLOCAL REFERRAL - PUBLIC HEARING

- 86 **DIR-1181** - Robert Zarin on behalf of Mel Lacquement

MODIFICATION TO AN EXISTING DEVELOPMENT AGREEMENT - PUBLIC HEARING

- 87 **DIR-1133** - PN II, Inc. on behalf of Pulte Homes

REVIEW OF CONDITION – PUBLIC HEARING

- 88 **Z-0059-01(5)** - Iron Mountain Ranch Alliance, Limited Liability Company on behalf of KB Homes of Nevada, Inc.
- 89 **Z-0019-02(2)** - Greystone Nevada, Limited Liability Company on behalf of Spring Mountain Ranch, Limited Liability Company
- 90 **ROC-1216** - Campaigne Place, Limited Partnership

VACATION - PUBLIC HEARING

- 91 **ABEYANCE ITEM - VAC-0070-02** - Cornerstone Company on behalf of Chetak Development
- 92 **VAC-0072-02** - Shenandoah Owners Association

VARIANCE - PUBLIC HEARING

- 93 **V-0074-02** - Tony Zamora
- 94 **V-0075-02** - Jonathan Weber



PLANNING & DEVELOPMENT - Page Two

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City Council Meeting of November 20, 2002

SPECIAL USE PERMIT - PUBLIC HEARING

- 95 U-0106-02 - Fremont Place, Limited Liability Company on behalf of Ray Koroghli
- 96 U-0122-02 - B J Rancho Investment on behalf of Carlos and Marcos Alulema
- 97 U-0123-02 - Sea Breeze Village, Limited Liability Company on behalf on Kowloon, Limited Liability Company
- 98 U-0124-02 - World Entertainment Center, Limited Liability Company
- 99 U-0125-02 - Wing Fong and Associates-Fremont on behalf of Lutheran Secondary School Association of Clark County Nevada
- 100 U-0126-02 - Rex Jarrett on behalf of D.R. Horton, Inc.

SITE DEVELOPMENT PLAN REVIEW RELATED TO U-0126-02 - PUBLIC HEARING

- 101 SDR-1007 - Rex Jarrett on behalf of D.R. Horton, Inc.

SPECIAL USE PERMIT - PUBLIC HEARING

- 102 U-0127-02 - VSS Enterprises, Limited Liability Company on behalf of Silver States Helicopters, Limited Liability Company

SITE DEVELOPMENT PLAN REVIEW RELATED TO U-0127-02 - PUBLIC HEARING

- 103 SD-0047-02 - VSS Enterprises, Limited Liability Company on behalf of Silver States Helicopters, Limited Liability Company

SPECIAL USE PERMIT - PUBLIC HEARING

- 104 U-0128-02 - Lake Mead and Jones Partnership on behalf of Wal-Mart Stores, Inc.

SITE DEVELOPMENT PLAN REVIEW RELATED TO U-0128-02 - PUBLIC HEARING

- 105 Z-0096-84(18) - Lake Mead and Jones Partnership on behalf of Wal-Mart Stores, Inc.

SPECIAL USE PERMIT - PUBLIC HEARING

- 106 U-0130-02 - Farm Road Retail, Limited Liability Company on behalf of Laurich Properties

SITE DEVELOPMENT PLAN REVIEW RELATED TO U-0130-02 - PUBLIC HEARING

- 107 Z-0076-98(36) - Farm Road Retail, Limited Liability Company on behalf of Laurich Properties



PLANNING & DEVELOPMENT - Page Three

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City Council Meeting of November 20, 2002

- REZONING - PUBLIC HEARING
108 Z-0046-02 - Bonanza Realty, Inc.
- SPECIAL USE PERMIT RELATED TO Z-0046-02 - PUBLIC HEARING
109 U-0114-02 - Bonanza Realty, Inc.
- VARIANCE RELATED TO Z-0046-02 and U-0114-02 - PUBLIC HEARING
110 V-0072-02 - Bonanza Realty, Inc.
- SITE PLAN DEVELOPMENT REVIEW RELATED TO Z-0046-02, U-0114-02 AND V-0072-02 - PUBLIC HEARING
111 Z-0046-02(1) - Bonanza Realty, Inc.
- REZONING - PUBLIC HEARING
112 Z-0075-02 - Concordia Homes Nevada Inc, et al
- SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0075-02 - PUBLIC HEARING
113 Z-0075-02(1) - Concordia Homes Nevada Inc, et al
- REZONING - PUBLIC HEARING
114 Z-0085-02 - Durango Elk Holding Company, Limited Liability Company on behalf of Fehrman, Ferraro & Associates
- SPECIAL USE PERMIT RELATED TO REZONING Z-0085-02 - PUBLIC HEARING
115 U-0129-02 - Durango Elk Holding Company, Limited Liability Company on behalf of Fehrman, Ferraro & Associates
- REZONING - PUBLIC HEARING
116 Z-0083-02 - Craig Buffalo Limited on behalf of KB Home Nevada, Inc.
- SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0083-02 - PUBLIC HEARING
117 Z-0083-02(1) - Craig Buffalo Limited on behalf of KB Home Nevada, Inc.
- GENERAL PLAN AMENDMENT - PUBLIC HEARING
118 ABEYANCE ITEM - GPA-0031-02 - Johnson Family Trust on behalf of Joe Risner

City of Las Vegas

REZONING RELATED TO GPA-0031-02 - PUBLIC HEARING

119 **ABEYANCE ITEM - Z-0074-02** - Johnson Family Trust on behalf of Joe Risner



PLANNING & DEVELOPMENT - Page Four

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City Council Meeting of November 20, 2002

GENERAL PLAN AMENDMENT - PUBLIC HEARING

120 GPA-0034-02 - City of Las Vegas

121 GPA-0037-02 - SPKQL8R, Limited Liability Company on behalf of Greg Becker

REZONING RELATED TO GPA-0037-02 - PUBLIC HEARING

122 Z-0082-02 - SPKQL8R, Limited Liability Company on behalf of Greg Becker

GENERAL PLAN AMENDMENT - PUBLIC HEARING

123 GPA-0038-02 - Spartan Properties, Limited Liability Company, et al on behalf of Delta Realty & Investments

REZONING RELATED TO GPA-0038-02 - PUBLIC HEARING

124 Z-0084-02 - Spartan Properties, Limited Liability Company, et al on behalf of Delta Realty & Investments

GENERAL PLAN AMENDMENT - PUBLIC HEARING

125 GPA-0040-02 - Falling Rock, Limited Liability Company, et al on behalf of Richmond American Homes

MAJOR MODIFICATION TO THE LONE MOUNTAIN WEST MASTER PLAN
RELATED TO GPA-0040-02 - PUBLIC HEARING

126 Z-0024-99(48) - Falling Rock, Limited Liability Company, et al on behalf of Richmond American Homes

REZONING RELATED TO GPA-0040-02 AND Z-0024-99(48) - PUBLIC HEARING

127 Z-0073-02 - Falling Rock, Limited Liability Company, et al on behalf of Richmond American Homes

GENERAL PLAN AMENDMENT - PUBLIC HEARING

128 GPA-0041-02 - Lone Mountain Buffalo Partnership

REZONING RELATED TO GPA-0041-02 - PUBLIC HEARING

129 Z-0086-02 - Lone Mountain Buffalo Partnership

VACATION RELATED TO GPA-0041-02 AND Z-0086-02 - PUBLIC HEARING

130 VAC-0075-02 - Lone Mountain Buffalo Partnership

SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA-0041-02, Z-0086-02 AND
VAC-0075-02 - PUBLIC HEARING

City of Las Vegas

131 **Z-0086-02(1)** - Lone Mountain Buffalo Partnership

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☒

CONSENT

☐

DISCUSSION

SUBJECT:

EXTENSION OF TIME - REZONING - Z-0043-00(2) - SHIRON CORPORATION ON BEHALF OF ACCLAIM MTL, LIMITED LIABILITY PARTNERSHIP - Request for an Extension of Time on an approved Rezoning (Z-0043-00) FROM: U (Undeveloped) Zone [TC (Town Center) General Plan Designation] TO: TC (Town Center) on 9.5 acres adjacent to the northwest corner of Centennial Parkway and Tenaya Way (APN: 125-22-404-003), PROPOSED USE: Commercial Retail Center, Ward 6 (Mack). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

THIS ITEM IS CONSIDERED TO BE ROUTINE IN NATURE.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

REESE – APPROVED Item 82 [Z-0043-00(2)], Item 83 [Z-0043-00(3)] and Item 84 [Z-0068-00(2)] subject to conditions – UNANIMOUS with M. McDONALD excused

MINUTES:

No one appeared in opposition.

There was no discussion.

(1:09 – 1:10)

3-227

CONDITIONS:

Planning and Development

1. The parcel associated with this application shall go direct to Ordinance. No further extensions are necessary.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 82 – Z-0043-00(2)

CONDITIONS - Continued

2. Conformance to all applicable Conditions of Approval of Rezoning (Z-0043-00) and all other site-related actions as required by the Planning and Development Department and the Department of Public Works.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

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CONSENT

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DISCUSSION

SUBJECT:

EXTENSION OF TIME - REZONING - Z-0043-00(3) - SHIRON CORPORATION ON BEHALF OF ACCLAIM MTL, LIMITED LIABILITY PARTNERSHIP - Request for an Extension of Time on an approved Site Development Plan Review [Z-0043-00(1)] FOR A 74,900 SQUARE FEET COMMERCIAL RETAIL CENTER on 9.5 acres adjacent to the northwest corner of Centennial Parkway and Tenaya Way (APN: 125-22-404-003), U (Undeveloped) Zone [TC (Town Center) General Plan Designation] [PROPOSED: TC (Town Center)], Ward 6 (Mack). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

THIS ITEM IS CONSIDERED TO BE ROUTINE IN NATURE.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

REESE – APPROVED Item 82 [Z-0043-00(2)], Item 83 [Z-0043-00(3)] and Item 84 [Z-0068-00(2)] subject to conditions – UNANIMOUS with M. McDONALD excused

MINUTES:

No one appeared in opposition.

There was no discussion.

(1:09 – 1:10)

3-227

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 83 – Z-0043-00(3)

CONDITIONS:

Planning and Development

1. This Extension of Time of an approved Site Development Plan Review shall expire on November 15, 2004 unless it is exercised or an Extension of Time is granted by the City Council.
2. Conformance to all applicable Conditions of Approval of Rezoning (Z-0043-00), Site Development Plan Review [Z-0043-00(1)] and all other site related actions as required by the Planning and Development Department and the Department of Public Works.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☒

CONSENT

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DISCUSSION

SUBJECT:

EXTENSION OF TIME - REZONING - Z-0068-00(2) - TAMRA C. RUGGLES ON BEHALF OF WHITING BROTHERS - Request for an Extension of Time of an approved Rezoning (Z-0068-00) FROM: R-E (Residence Estates) TO: C-M (Commercial/Industrial) on 2.58 acres at 2133, 2135, and 2207 West Bonanza Road (APN 139-29-802-001, 002 and 003), PROPOSED USE: Landscape Materials Supply Yard, Ward 5 (Weekly). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

**Planning Commission Mtg.
City Council Meeting**

0
0

APPROVALS RECEIVED BEFORE:

**Planning Commission Mtg.
City Council Meeting**

0
0

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

THIS ITEM IS CONSIDERED TO BE ROUTINE IN NATURE.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

REESE – APPROVED Item 82 [Z-0043-00(2)], Item 83 [Z-0043-00(3)] and Item 84 [Z-0068-00(2)] subject to conditions – UNANIMOUS with M. McDONALD excused

MINUTES:

No one appeared in opposition.

There was no discussion.

(1:09 – 1:10)

3-227

CONDITIONS:

Planning and Development

1. This Extension of Time of an approved Rezoning shall expire October 4, 2004.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 84 – Z-0068-00(2)

CONDITIONS – Continued:

2. Conformance to all applicable Conditions of Approval of Rezoning (Z-0068-00) and all other site-related actions as required by the Planning and Development Department and the Department of Public Works.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

ABEYANCE ITEM - SITE DEVELOPMENT PLAN REVIEW - **SD-0046-02 - REVIEW REQUESTED BY THE CITY COUNCIL FOR THE APPLICATION OF MARY BARTSAS ON BEHALF OF SUBWAY OF NEVADA LIMITED LIABILITY COMPANY** - Request for a Site Development Plan Review and a Reduction of the On-Site Landscape Requirements FOR A PROPOSED FAST FOOD RESTAURANT WITH DRIVE THROUGH on 0.55 acres located on property at 3201 North Rancho Road (APN: 138-12-801-011), C-2 (General Commercial) Zone, Ward 6 (Mack). The Planning Commission (5-1 vote) and staff recommended APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****0****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (5-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions and the following added conditions:

- A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits for this site. Additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and/or dual left turn lanes shall be dedicated prior to or

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 85 – SD-0046-02

MOTION – Continued::

concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

- A Drainage Plan and Technical Drainage Study or other information acceptable to the Flood Control Section must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways or other improvements recommended in the approved drainage plan/study.

and the following sentence to be added at the end of Condition #6:

- Landscaping shall be provided to meet code requirements on the lot as measured after necessary dedications.

– UNANIMOUS with M. McDONALD excused

MINUTES:

DAVID ELLERSTEN, Jawa Studio, 103 East Charleston Boulevard, appeared together with THEODORE BUBAN, Subway of Nevada Limited Liability Company and Food Courts LLC, 220 Convention Center Drive, #215. MR. ELLERSTEN stated that he has been working both with Planning and Public Works and concurred with staff's conditions.

COUNCILMAN MACK asked BART ANDERSON, Public Works, and MARGO WHEELER, Planning and Development Department, to read into the record the added conditions. MR. ELLERSTEN concurred with the added conditions.

COUNCILMAN MACK pointed out that this particular corner has been empty for some time.

No one appeared in opposition.

There was no further discussion.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 85 – SD-0046-02

CONDITIONS – Continued:

Planning and Development

1. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
2. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
3. Prior to the submittal of a building permit, the applicant shall meet with Planning and Development Department staff to develop a comprehensive address plan for the subject site. A copy of the approved address plan shall be submitted with any future building permit applications related to the site.
4. The landscape plan shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit, to reflect minimum 24-inch box trees planted a maximum of 20 feet on-center and a minimum of four five-gallon shrubs for each tree within provided planters.
5. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission or City Council and shall be permanently maintained in a satisfactory manner. Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.
6. A landscaping plan must be submitted prior to or at the same time application is made for a building permit.
7. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.
8. Parking lot lighting standards shall be no more than 20 feet in height and shall utilize 'shoe-box' fixtures and downward-directed lights. Wallpack lighting shall utilize 'shoe-box' fixtures and downward-directed lights on the proposed building. Non-residential property lighting shall be directed away from residential property or screened, and shall not create fugitive lighting on adjacent properties.
9. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19A.12.050.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 85 – SD-0046-02

CONDITIONS – Continued:

10. Any new property line wall shall be a decorative block wall, with at least 20 percent contrasting materials. Wall heights shall be measured from the side of the fence with the least vertical exposure above the finished grade, unless otherwise stipulated.
11. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
12. All City Code requirements and design standards of all City departments must be satisfied.

Public Works

13. Remove all substandard public street improvements and unused driveway cuts adjacent to this site, if any, and replace with new improvements meeting current City Standards concurrent with development of this site
14. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Site development shall comply with the recommendations of the Traffic Engineering Representative. All new driveways or modifications to existing driveways shall be designed, located and constructed in accordance with Standard Drawing #222A; driveways accessing Rancho Drive shall also comply with the requirements of the Nevada Department of Transportation.
15. Obtain a Nevada Department of Transportation Occupancy Permit for all landscaping and private improvements (driveways) in the Rancho Drive public right-of-way adjacent to this site prior to the issuance of any permits.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

CLARK COUNTY INTERLOCAL REFERRAL - PUBLIC HEARING - **DIR-1181** - **ROBERT ZARIN ON BEHALF OF MEL LACQUEMENT** - Consideration and action on a Request for a Nonconforming Zone Boundary Amendment FROM: RE (Rural Estates/Residential District) TO: C-P (Office and Professional District) on 1.8 acres located at the southeast corner of Ann Road and Fort Apache Road (APN: 125-32-101-001), PROPOSED USE: PROFESSIONAL OFFICE. Staff recommends DENIAL. **NOTE: THIS LOCATION IS IN THE COUNTY**

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

N/A
13

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

N/A
1

RECOMMENDATION:

Staff recommends DENIAL.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application - Not Applicable
3. Staff Report
4. Protest letter from Mayumi (Kato) Hirata & Yuji Kato
5. Submitted after final agenda – Protest letters from Douglas Malan and John Farro, Robert and Norma Pistone, Richard Brink, Charles Baker, Gregory and Diana Baal and Ronald Keeler

MOTION:

MACK – DENIED – UNANIMOUS with M. McDONALD excused

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

MEL LACQUEMENT, Zoning and Development Consultant, 208 Campbell Drive, appeared on behalf of the applicant. He presented a rendering of the proposed project to be located on the corner of Ann Road and Fort Apache Road. The proposal is for a one-story medical complex with parking in the rear with a five-day-a-week operation from eight to five. He explained that

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 86 – DIR-1181

MINUTES – Continued:

the County indicated that if the plan is approved, they would prefer CRT zoning, which is a non-retail limitation. The applicant would like to provide medical service to the surrounding neighborhood. His client bought the property several years ago and at the time the property was in the County zoned commercial at a double section line corner. In fact, his client bought it on the premise of developing it commercially. Since that time there has been an R-P (Rural Estates and Professional District) Overlay, an interlocal agreement between the City and County of the seamless land use and design plan study. MR. LACQUEMENT indicated for the record that his client did not receive any notification on any of the above occurrences. He has serious concerns regarding the lack of notification.

MAYOR GOODMAN asked DEPUTY CITY ATTORNEY BRYAN SCOTT if MR. LACQUEMENT'S comments have any effect on what is before the Council today. DEPUTY CITY ATTORNEY SCOTT replied that notification in the newspaper should be sufficient notice for any purpose. MR. LACQUEMENT rebutted that the Land Use Institute and the Supreme Court have indicated that there should be an attempt to notify a respective party that has a vested interest. His client is listed in the APN, and staff has his name and address because the notification for this particular application was sent to New York. There should be an attempt to notify an individual that may live out of state. The newspaper is satisfactory for local people, but an individual may not have access to that specific local newspaper. MAYOR GOODMAN reiterated that the newspaper notification is sufficient, regardless of the fact that MR. LACQUEMENT'S client lives miles away.

WILLIAM PIRTLE, 5745 North Apache Road, objected to having businesses of any kind in this particular location. He has lived in this residential area for 26 years and has watched it grow in a good way. The neighborhood would deteriorate with the increased traffic flow.

JACK AVERY, 7235 Racel Street, pointed out that the notification for the Mountain Spa project was listed in the Boulder City newspaper. Regardless of which newspaper a public notice is in, it is their responsibility to look for it.

NITA BURROWS, 5565 North Campbell Road, stated that this area was determined rural to preserve the rural lifestyle. If one business is allowed, then others will request similar applications. She has resided in this area for five years, and it has always been zoned rural estates. She opposes the request, especially because Ann Road will not support additional traffic. There already have been fatalities with school children. A medical facility is not needed at this location.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 86 – DIR-1181

MINUTES – Continued:

DANIEL FLORES, 5765 North Fort Apache Road, opposed the proposed project. He chose to live in the northwest because of the quality of life and would like to preserve it.

TOM MCGOWAN, resident of Las Vegas, indicated that there is an increasing need for professional quality medical services in Las Vegas. This facility is designed to provide medical services to the community and should not be denied. The applicant's representative knows full well that, typically, cities post notices in accordance with the applicable law in various newspapers. However, the need for medical attention outweighs any consideration having to do with minor legal details.

BRIAN WOODWARD, 5685 North Campbell Road, resides in close proximity of the subject location, in the Rural Neighborhood Preservation area. Ann Road will not connect with the Beltway on the west side, but with I-95. Currently, the entire area is developing into half-acre estates. During the Lone Mountain Citizen Advisory Committee meeting, it was unanimously denied by the 45 people in attendance. His concern is that the proposed project will increase traffic on Ann Road and Fort Apache Road. There are no other commercial developments, and the nearest commercial is a mile and a half away. There are no adjacent City boundaries to this location.

JOHN BROWN, 9070 West Hammer Lane, expressed his opposition and stated that it needs to remain rural in this particular area. Once commercial is opened, it will continue to grow. If there is a concern to provide medical services in that area, it would not be a detriment placing it two miles away where it is appropriately zoned.

MR. LACQUEMENT rebutted that the City was responsible for notifying about the Mountain Spa project. He believes that there is a strong need for medical services in this particular area. Currently, the nearest medical facility is located at Cheyenne Avenue and Tenaya Way, and with traffic, it would take approximately 15 minutes to arrive. That could be a long time in a critical situation. He requested that the Council consider this proposal with respect that the notification process is in error and that his client did have the property with the double section line corner. Secondly, he would agree to a two-week abeyance to give the Council time to review the legal aspects. He truly believes that the medical service is reasonable and viable for this community.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 86 – DIR-1181

MINUTES – Continued:

COUNCILMAN MACK stated that this project speaks against everything that the City worked to achieve in the Centennial Hills area in preserving the rural neighborhood. As far as medical use, the City Council is committed to bringing medical and medical research opportunities to this Valley. There are other areas within Town Center that allow this use. This goes against everything that the City has worked for with the interlocal agreement. Therefore, he would not be able to support such a project.

COUNCILMAN BROWN indicated that a double section line in this area has never entitled any application to come in for commercial. Everyone has a right to speculate and purchase these corners, but the interlocal agreement was established to create a seamless plan to deter speculations. As far as the issue of notification, he has asked the City Attorney to check with the County to see what the interlocal agreement specifically states. There has been a lot of publicity and public and town hall meetings, both with City and County. He respectfully stated that anyone who speculates land in the Valley and lives out of town should keep an eye on what is happening in that particular area. There is no need for commercial in this area. As far as medical, there is the technology park located within a five-minute drive of this particular area. El Capitan Way and Grand Canyon, west of Durango right up to the Beltway, are not the typical section lines found throughout the City, such as Sahara Avenue and Rainbow Boulevard or Charleston Boulevard and Jones Boulevard. The Interlocal Agreement is designed to protect and preserve the area. He adamantly opposed the request because of all the work that has been done within the past few years.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:15 – 1:33)

3-418

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

MODIFICATION TO AN EXISTING DEVELOPMENT AGREEMENT - PUBLIC HEARING - **DIR-1133 - PN II, INC. ON BEHALF PULTE HOMES** - Request for a Modification to an existing Development Agreement in order to modify dates related to the completion for off-site improvements for Tenaya Way, Rainbow Boulevard and Coke Street [multiple APNs (for reference 125-10-510-001, 125-10-510-002, and 125-10-811-002)], C-1 (Limited Commercial) and R-PD3 (Residential Planned Development - 3 Units Per Acre) Zones, Ward 6 (Mack). Staff recommends APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

N/A
1

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

N/A
0

RECOMMENDATION:

Staff recommends APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions and changing the completion date for Coke Street to January 1, 2004 – UNANIMOUS with M. McDONALD excused

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY TOM AMICK, Kummer, Kaempfer, Bonner and Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of Pulte Homes. The request for the modification is to extend the completion dates for offsite improvements for Tenaya Way, Coke Street, and Rainbow Boulevard. Pulte Homes acquired this property in the past year, and the Site Development Plan Review was approved in September 2002. Due to the change in ownership and the time to obtain the development plan review, they were unable to get the offsite done by the end of this year. ATTORNEY AMICK indicated that the completion dates would be July 1, 2003 for Tenaya Way; January 1, 2004 for Coke Street and June 1, 2004 for Rainbow Boulevard.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 87 – DIR-1133

MINUTES – Continued:

JACK AVERY, 7235 Racel Street, stated that normally he would not have a problem with the delay, but when Pulte Homes took over this property, the residents were told that there would be no construction traffic on Tenaya Way and Racel Street. However, 26-wheeler trucks go down Racel Street, coming from Durango Drive. If they had kept their promise, he would have no objection to any type of delay. ATTORNEY AMICK replied that he was not aware that those routes were being used. There was a lot of discussion during the Site Development Plan Review about construction traffic. He recalls that there was no construction access on Coke Street, but there is an access point on Grand Teton that may be used. He will check with MR. BOETTER of Pulte Homes, to see if those routes are being used.

COUNCILMAN MACK asked MR. AVERY to call his office to follow up on the exact conditions that were placed to ensure the developer adheres to them.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:35 – 1:40)

3-1084

CONDITIONS:

1. Conformance to the schedule of improvements as follows. This schedule of improvements shall supercede all previously imposed timeframes for the construction of all related off-site improvements on the previously approved Development Agreement (DA-1-91) and all other applicable site-related actions. (Schedule of improvements are listed at the end of this report)
2. Conformance to the remaining conditions of approval of Z75-01, DA-1-91 and all other applicable site-related applications as deemed appropriate by the Department of Public Works and Planning and Development Department.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

REVIEW OF CONDITION - PUBLIC HEARING - **Z-0059-01(5) - IRON MOUNTAIN RANCH ALLIANCE, LIMITED LIABILITY COMPANY ON BEHALF OF KB HOMES OF NEVADA, INC.** - Request for a Review of Condition #6 of an approved Site Development Plan Review [Z-0059-01(1)] TO ALLOW A 14 FOOT FRONT YARD SETBACK FOR SINGLE FAMILY DWELLINGS AND AN 18 FOOT FRONT YARD SETBACK FOR GARAGES WHERE AN 18 FOOT FRONT YARD SETBACK IS REQUIRED FOR A PROPOSED SINGLE FAMILY RESIDENTIAL SUBDIVISION adjacent to the southwest corner of Brent Lane and Decatur Boulevard (APN: 125-12-603-002), R-E (Residence Estates) Zone under Resolution of Intent to R-PD7 (Residential Planned Development - 7 Units Per Acre), Ward 6 (Mack). The Planning Commission (5-0-2 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****0****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (5-0-2 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions – UNANIMOUS with M. McDONALD excused

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

JEFF ARMSTRONG, VTN Nevada, 2727 South Rainbow Boulevard, appeared on behalf of the applicant and concurred with staff's conditions.

No one appeared in opposition.

There was no discussion.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 88 – Z-0059-01(5)

MINUTES – Continued:

MAYOR GOODMAN declared the Public Hearing closed.
(1:40 – 1:42)

3-1283

CONDITIONS:

Planning and Development

1. Condition Number 6 shall be replaced with the following:

“This development shall comply with the Development Standards of Section 7 of the Iron Mountain Ranch Residential Planned Development Master Plan.”

2. Site Development shall comply with all applicable conditions of approval of Rezoning (Z-0059-01), Site Development Plan Review [Z-0059-01(1)] and all other subsequent site-related actions as required by the Department of Public works and the Planning and Development Department.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

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DISCUSSION

SUBJECT:

REVIEW OF CONDITION - PUBLIC HEARING - **Z-0019-02(2) - GREYSTONE NEVADA, LIMITED LIABILITY COMPANY ON BEHALF OF SPRING MOUNTAIN RANCH, LIMITED LIABILITY COMPANY** - Request for a Review of Condition #5 on approved Site Development Plan Review [Z-0019-02(1)] TO ALLOW AN 18 FOOT FRONT YARD SETBACK WHERE A 20 FOOT FRONT YARD SETBACK WAS REQUIRED FOR A PROPOSED SINGLE FAMILY RESIDENTIAL SUBDIVISION on 7.74 acres adjacent to the south side of Ackerman Road, approximately 325 feet west of Durango Drive (APN: 125-08-806-001 and 002), U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation] [PROPOSED: R-PD7 (Residential Planned Development - 7 Units Per Acre)], Ward 6 (Mack). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions – UNANIMOUS with M. McDONALD excused

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

JEFFREY ARMSTRONG, VTN Nevada, 2727 South Rainbow Boulevard, appeared on behalf of the applicant and concurred with staff's recommendations.

No one appeared in opposition.

There was no discussion.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 89 – Z-0019-02(2)

MINUTES – Continued:

MAYOR GOODMAN declared the Public Hearing closed.

(1:42 – 1:43)

3-1319

CONDITIONS:

Planning and Development

1. Condition Number 6 shall be replaced with the following:

“The setbacks for this development shall be a minimum of 15 feet to the front of the house, 18 feet to the front of the garage as measured from back of sidewalk or from back of curb if no sidewalk is provided, 5 feet on the side, 10 feet on the corner side, and 10 feet in the rear.”

2. Site Development shall comply with all applicable conditions of approval of Rezoning (Z-0019-02), Site Development Plan Review [Z-0019-02(1)] and all other subsequent site-related actions as required by the Department of Public works and the Planning and Development Department.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

REVIEW OF CONDITION - PUBLIC HEARING - **ROC-1216 - CAMPAIGE PLACE, LIMITED PARTNERSHIP** - Request for a Review of Condition #1 of an approved Variance (V-0098-96) which required an off-site satellite parking review to be approved by the City Council on property located at 211 North 8th Street (APN: 139-34-612-037, 067), C-2 (General Commercial) Zone, Ward 5 (Weekly). Staff recommends APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****N/A****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****N/A****City Council Meeting****0****RECOMMENDATION:**

Staff recommends APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

WEEKLY – APPROVED subject to condition – UNANIMOUS with M. McDONALD excused

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

WILL NEWBERN, Tom Hom Group, Campaige Place, 211 North 8th Street, appeared on behalf of the applicant. He congratulated MAYOR GOODMAN on the article in Money Magazine designating Las Vegas as the number one City in which to live. MAYOR GOODMAN added that two of the three places as recommended as the best places to live are Summerlin and Downtown Las Vegas.

MR. NEWBERN stated that the request is to remove the condition required under the original variance that required additional parking. The additional parking was met through a satellite parking lot located at Ninth Street and Stewart Avenue. However, they are able to meet all parking

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 90 – ROC-1216

MINUTES – Continued:

requirements on site, and the satellite parking lot is not required. Because the lender is requiring the loan to be restructured, the applicant would like to sell the satellite parking lot and use the proceeds to restructure the loan. MR. NEWBERN discussed with MAYOR GOODMAN that there is a three-week waiting list for units. COUNCILMAN REESE explained this project was the first SRO (Single Room Occupancy) project in the City of Las Vegas and staff had to come up with a parking condition. He had been concerned that full capacity parking at Campaigne Place might impact the surrounding neighborhood. Therefore, he had requested that satellite parking be required. He is delighted for Campaigne Place's success and believes there is no longer a need for the off-site satellite parking.

TODD FARLOW, 240 North 19th Street, stated that he was concerned about the parking when this project was first approved, but he now feels that there is adequate parking at Campaigne Place.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:43 – 1:47)

3-1355

CONDITIONS:

1. Conformance to all applicable conditions of approval of V-98-96.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

ABEYANCE ITEM - VACATION - PUBLIC HEARING - **VAC-0070-02** - **CORNERSTONE COMPANY ON BEHALF OF CHETAK DEVELOPMENT** - Petition of Vacation to vacate a public alley generally located north of Sahara Avenue, west of Paradise Road, Ward 3 (Reese). The Planning Commission (5-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****0****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (5-0-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

REESE – Motion to HOLD IN ABEYANCE Item 91 [VAC-0070-02], Item 102 [U-0127-02] and Item 103 [SD-0047-02] to 12/4/2002, ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 116 [Z-0083-02] and Item 117 [Z-0083-02(1)] and TABLE Item 123 [GPA-0038-02] – UNANIMOUS with M. McDONALD and BROWN excused

MINUTES:

There was no discussion.

(1:03 – 1:05)

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

VACATION - PUBLIC HEARING - VAC-0072-02 - SHENANDOAH OWNERS ASSOCIATION - Petition to vacate a public multi use trail generally located adjacent to the north side of Haley Avenue between Tenaya Way and Pioneer Way, Ward 6 (Mack). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions – UNANIMOUS with M. McDONALD excused

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

The applicant was not present.

COUNCILMAN MACK expressed his appreciation to Planning staff's efforts, as well as the Shenandoah Homeowners Association.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:47 – 1:48)

3-1523

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 92 – VAC-0072-02

CONDITIONS:

1. All public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of a relinquishment of interest.
2. All development shall be in conformance with code requirements and design standards of all City Departments.
3. The Order of Vacation shall not be recorded until all of the above conditions have been met provided, however, that Condition #1 may be fulfilled for purposes of recordation by providing sufficient security for the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas. City Staff is empowered to modify this application if necessary because of technical concerns or because of other related review actions as long as current City right-of-way requirements are still complied with and the intent of the vacation application is not changed. If applicable, a five foot wide easement for public streetlight and fire hydrant purposes shall be retained on all vacation actions abutting public street corridors that will remain dedicated and available for public use. Also, if applicable and where needed, public easement corridors and sight visibility or other easements that would/should cross any right-of-way being vacated must be retained.
4. If the Order of Vacation is not recorded within one (1) year after approval by the City Council or an Extension of Time is not granted by the Planning Director, then approval will terminate and a new petition must be submitted.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

VARIANCE - PUBLIC HEARING **V-0074-02** - **TONY ZAMORA** - Request for a Variance TO ALLOW A PROPOSED CARPORT TO BE 3 FEET FROM THE FRONT PROPERTY LINE, WHERE 20 FEET IS THE MINIMUM FRONT SETBACK REQUIRED; AND TO ALLOW 0.5 FEET FROM THE SIDE PROPERTY LINE WHERE 5 FEET IS THE MINIMUM SIDE YARD SETBACK REQUIRED at 7105 Moon Court (APN: 138-34-313-087), R-1 (Single Family Residential) Zone, Ward 1 (M. McDonald). Staff recommends DENIAL. The Planning Commission (4-3 vote) recommends APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****0****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****5****City Council Meeting****0****RECOMMENDATION:**

Staff recommends DENIAL. The Planning Commission (4-3 vote) recommends APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

REESE – APPROVED subject to conditions – UNANIMOUS with M. McDONALD excused

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

TONY ZAMORA, 7105 Moon Court, requested that the Variance be approved and concurred with staff's conditions.

TODD FARLOW, 240 North 19th Street, confirmed with MR. ZAMORA that the adjacent neighbors support this Variance.

No one appeared in opposition.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 93 – V-0074-02

MINUTES – Continued:

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:48 – 1:50)

3-1564

CONDITIONS:

Planning and Development

1. This Variance shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
2. All City Code requirements and design standards of all City departments must be satisfied.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

VARIANCE - PUBLIC HEARING - **V-0075-02 - JONATHAN WEBER** - Request for a Variance TO ALLOW A BALCONY TO BE 9 FEET 9 INCHES AWAY FROM THE REAR PROPERTY LINE, WHERE 15 FEET IS THE MINIMUM REAR YARD SETBACK REQUIRED at 10453 Niagara Falls Lane (APN: 137-25-410-001), PC (Planned Community) Zone, Ward 2 (L.B. McDonald). The Planning Commission (6-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

The Planning Commission (6-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

L.B. McDONALD – APPROVED subject to conditions – UNANIMOUS with M. McDONALD excused

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

JONATHAN WEBER, 10453 Niagara Falls Lane, accepted staff's recommendations.

No one appeared in opposition.

There was no discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:50)

3-1626

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 94 – V-0075-02

CONDITIONS:

Planning and Development

1. This Variance shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
2. Conformance to the site plan as submitted.
3. All City Code requirements and design standards of all City departments must be satisfied.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SPECIAL USE PERMIT - PUBLIC HEARING - U-0106-02 - FREMONT PLACE, LIMITED LIABILITY COMPANY ON BEHALF OF RAY KOROGHLI - Appeal filed by Metro Development Group, Limited Liability Company from the denial by the Planning Commission of a request for a Special Use Permit FOR PACKAGE LIQUOR FOR OFF-PREMISE CONSUMPTION IN CONJUNCTION WITH AN EXISTING CONVENIENCE STORE/DELICATESSEN at 228 Las Vegas Boulevard North (APN: 139-34-511-001, 002 and 003), C-2 (General Commercial) Zone, Ward 3 (Reese). The Planning Commission (4-3 vote) and staff recommend DENIAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****0****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (4-3 vote) and staff recommend DENIAL.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Appeal letter from Metro Development Group, LLC
5. Submitted at City Council – Petition in support with 118 signatures

MOTION:**WEEKLY – ABEYANCE to 12/04/2002 – UNANIMOUS**

NOTE: COUNCILMAN MACK disclosed that although the consulting firm he is associated with MK² recently signed a contract with the Horseshoe and his brother-in-law, ANDREW DONNER, recently signed a contract with the Lady Luck, he has not discussed this application with them and will be voting on this item.

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 95 – U-0106-02

MINUTES – Continued:

ARNOLD STALK, 2725 South Jones Boulevard, appeared together with RAY KOROGHLI, owner of the Royal Carwash located on the southeast corner of Las Vegas Boulevard and Stewart Avenue, across the street from City Hall. The car wash has been in operation for over 10 years. It is a full service car wash with a convenience store and delicatessen. MR. STALK indicated that RAY KOROGHLI made a substantial investment in Downtown Las Vegas to help the revitalization of Downtown. The application is for gourmet wine, beer and liquor sales, including gourmet gift baskets containing fine wines, specialty beer, cheeses and other items. The gourmet items will cater to local business people, local professionals, government employees and local consumers. A consumer survey conducted by the applicant revealed that there is not currently a retail store in Downtown Las Vegas that sells and or delivers gourmet foods. The survey also revealed a strong demand for products and services not currently sold or offered in the Downtown area. In addition, Royal Car Wash will offer other services, such as a fine quality delicatessen, a custom carwash with custom detailing, high quality smoke and cigar humidors, custom shoeshine stand and gourmet coffees and pastries.

MR. STALK added that the Royal Car Wash is located in the heart of the Downtown Redevelopment project area. Other projects in the vicinity include the City Hall expansion, Neonopolis, Fremont Street Experience, the newly established City of Las Vegas Entertainment District, and the new Justice Courts. The Royal Car Wash recently invested two million dollars in the project. There are no public sector funds or taxpayers' funds being sought for this project. He expressed that there are other businesses within the immediate area of the Royal Car Wash, such as Jillian's in Neonopolis, the Salsa Restaurant, a 7-Eleven Convenience Store, and all local hotels and casinos on Fremont Street, that sell alcohol. The Royal Car Wash currently employs approximately 30 employees, and the number of employees will increase once services are extended at the carwash. The carwash will generate a substantial amount of tax increment for Downtown Las Vegas, creating the opportunity to increase increment funds or other development revitalization projects.

There are currently six security cameras functioning at key positions. The facility is family-owned and operated, and staff is well-trained. There is also a constant flow of law enforcement professionals into the carwash.

MR. STALK indicated that since the Planning Commission meeting, the applicant has worked with Planning staff to develop language to conditions for possible consideration by the City Council. That language would relate to the prohibition of sales of individual containers of any

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 95 – U-0106-02

MINUTES – Continued:

size of beer, wine coolers or screw cap wine. All such products shall remain in its original configuration as shipped by the manufacturer. Further, no repacking of containers into groups more than the original shipping container shall be permitted. MR. STALK presented samples of the type of baskets that would be sold in the gourmet area of the carwash. He also submitted a petition with 150 signatures from patrons of the carwash that support the sale of packaged items.

MAYOR GOODMAN asked if the gift baskets would be prepared on premises. MR. KOROGHLI replied that most of the packages will already be assembled, but that there might be special orders upon request. MAYOR GOODMAN pointed out that he utilizes the carwash and the service is excellent, as well as the food, and believes it is a wonderful idea to expand this to a full service location in the downtown area. However, his concern is that there is a proliferation of beer and wine in this particular area. He has noticed people sleeping on the ground near Neonopolis and this is not conducive to the redevelopment efforts that the City is trying to make in the downtown area. His concern is that people panhandling would use the money to buy a package that has a big bottle of liquor. He would have no problem in having an attractive package with miniature bottles. MR. KOROGHLI pointed out that their purpose is to cater to professional customers who are looking for a specific gift basket. MR. STALK added that prepackaged baskets will be sold and that one similar to the one he presented costs \$65. MAYOR GOODMAN indicated that it would be hard to differentiate to whom the baskets will be sold.

COUNCILMAN WEEKLY expressed concern at the fact that some of the bottles that MR. STALK brought to his office are not packaged as gifts. It seems that at every Council meeting the City Council is presented with similar situations. The carwash service is great; Chief is fantastic at shoe shining, but he believes that this request is not appropriate for this particular area. He was of the belief that the bottles were to be miniatures. MR. STALK indicated that all high quality retailers sell baskets that contain not only liquor, but also cheeses and other items. Additionally, MR. KOROGHLI will agree not to sell single bottles. Some of the bottles range from \$200 to \$250, which professionals would buy as gifts for their clients. MAYOR GOODMAN stated that he would support this application if the minimum basket cost is \$125 and would not have more than two bottles in it.

ROBERT PAGE, owner of the Senior Citizens Mesquite Apartments, located at the corner of Mesquite and 6th Street, adjacent to the convenience store, does not support the application. He has owned the building since 1983 and has had continuous problems with individuals using

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 95 – U-0106-02

MINUTES – Continued:

alcohol in the existing facility. For years they have defecated, urinated, laid naked on the grass, and damaged the property. He had to install a chain link fence to prevent this from happening. A 72-year old resident was beaten and raped, and this was attributed to alcohol consumption. The problem is improving, but introducing additional alcohol within 150 feet of the AM/PM Mini-Market will not make it any better. For the welfare and safety of the senior citizens, this application should not be approved.

TODD FARLOW, 240 North 19th Street, asked if it is legal to insist that the applicant only sell gourmet items under this application, and if so, who would determine what is gourmet or not. DEPUTY CITY ATTORNEY BRYAN SCOTT replied that the word gourmet would be subjective as to what is deemed to be gourmet or not gourmet. If that provision is placed on this application, a list of things that are considered gourmet and that are eligible for sale might have to be provided. MR. FARLOW asked that the Council consider that option, and if this is approved, he asked that either a six-month or one-year review be imposed on this application. As far as the homeless situation, he believes that that is a mental health problem that needs to be addressed.

FRED MARCUS, 622 Biltmore Drive, stated that he usually picks up bottles strewn by the homeless, but he still has yet to pick up a Grand Marnier bottle. They cost \$35 each, and people that panhandle only get about \$3 or \$4, which they use to buy cheap alcohol. The quality products that the applicant wants to sell will help the neighborhood.

MR. STALK indicated that MR. KOROGHLI would like a continuance so that he can meet with COUNCILMAN WEEKLY to discuss those concerns addressed today. COUNCILMAN WEEKLY indicated that he does not support the application as presented. He concurred with MAYOR GOODMAN on MR. KOROGHLI'S good business practice and agreed to hear other proposals that the applicant might present to the City Council. Reference to the price of the Grand Marnier is not relevant, especially in this particular area. He mentioned there are other businesses that sell beer and wine in this area. The City will not provide any type of assistance if these types of applications continue to be approved.

COUNCILMAN WEEKLY granted the abeyance, hoping that the applicant will bring back a different proposal. He mentioned that the applicant is thinking of extending the hours of operations. MR. KOROGHLI answered that the subject of hours of operation was discussed, but the request might be to extend the hours to midnight in the summertime. Currently, the hours of operation are 8:00 a.m. to 8:00 p.m. He is willing to keep the hours of operations as currently set.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 95 – U-0106-02

MINUTES – Continued:

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(1:50 – 2:17)

3-1666

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

SPECIAL USE PERMIT - PUBLIC HEARING - U-0122-02 - B J RANCHO INVESTMENT ON BEHALF OF CARLOS AND MARCOS ALULEMA - Request for a Special Use Permit FOR A MINOR AUTO REPAIR GARAGE at 2905 West Washington Avenue (a portion of APN: 139-29-310-002), C-1 (Limited Commercial) Zone, Ward 5 (Weekly). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

1

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted after final agenda – Letters from Kin Properties, Inc.

MOTION:

WEEKLY – APPROVED subject to conditions – UNANIMOUS

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

EDUARDO VERGARA, 5407 Orinda Avenue, appeared on behalf of the applicants, CARLOS and MARCOS ALULEMA. He concurred with staff's recommendations and conditions.

No one appeared in opposition.

There was no discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(2:17 – 2:18)

4-2842

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 96 – U-0122-02

CONDITIONS:

Planning and Development

1. If this Special Use Permit is not exercised within two years of this approval, this special use permit shall be null and void unless an Extension of Time is granted.
2. All City Code Requirements and all City Departments design standards shall be met.
3. All repair and service work shall be performed within a completely enclosed building.
4. No used or discarded automotive parts or equipment shall be located in any open area outside of an enclosed building.
5. No outside storage of stock, equipment, or residual used equipment shall be located or stored in any open area outside of the enclosed building.
6. All disabled vehicles shall be stored in an area, which is screened from view from the surrounding properties and adjoining streets. Vehicles shall not be stored on the property longer than 45 days.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

SPECIAL USE PERMIT - PUBLIC HEARING - **U-0123-02 - SEA BREEZE VILLAGE, LIMITED LIABILITY COMPANY ON BEHALF OF KOWLOON, LIMITED LIABILITY COMPANY** - Request for a Special Use Permit FOR A RESTAURANT SERVICE BAR IN CONJUNCTION WITH A PROPOSED RESTAURANT (KOWLOON CUISINE) at 1750 North Buffalo Drive, Suite #107 (a portion of APN: 138-22-418-002), C-1 (Limited Commercial) Zone, Ward 4 (Brown). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

BROWN – APPROVED subject to conditions – UNANIMOUS

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

PEGGY, last name not given, concurred with staff's conditions.

No one appeared in opposition.

There was no discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(2:18 – 2:19)

3-2908

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 97 – U-0123-02

CONDITIONS:

Planning and Development

1. This Special Use Permit shall expire one year from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
2. Approval of this Special Use Permit does not constitute approval of a liquor license.
3. Conformance to all minimum requirements under Title 19.04.050 for a Restaurant Service Bar use.
4. This business shall operate in conformance to Chapter 6.50 (Liquor Control) of the City of Las Vegas Municipal Code, which states that a restaurant service bar license authorizes alcoholic beverages to be sold for consumption only in connection with meals served at tables on the premises of the restaurant where the same are sold.
5. Conformance to all applicable Conditions of Approval for Rezoning (Z-0097-90), Site Development Plan Reviews [Z-0097-90(5)] and [Z-0092-90(7)], and all other subsequent site related actions.
6. All City Code requirements and design standards of all City departments must be satisfied.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SPECIAL USE PERMIT - PUBLIC HEARING - U-0124-02 - WORLD ENTERTAINMENT CENTER, LIMITED LIABILITY COMPANY - Request for a Special Use Permit FOR A TAVERN (THE IN THE GROOVE LOUNGE) at 450 Fremont Street (NEONOPOLIS); AND FOR A WAIVER OF THE MINIMUM 1,500 FOOT DISTANCE SEPARATION REQUIREMENT FROM RELIGIOUS FACILITIES, TAVERNS AND A SCHOOL (APN: 139-34-513-002 and 003), C-2 (General Commercial) Zone, Ward 5 (Weekly). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****0****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

WEEKLY – APPROVED subject to conditions – UNANIMOUS

NOTE: COUNCILMAN MACK disclosed that his advertising firm MK² has an advertising contract with the Horseshoe Casino, and that his brother-in-law, ANDREW DONNER, will be affiliated with the Lady Luck. He does not believe either one of these businesses will be affected by this application; therefore, he would be voting on this item.

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

MILLICENT WASHINGTON, 3708 South Jensen Street, appeared on behalf of Garrett Equities, Inc., representing the In The Groove Lounge, and concurred with staff's recommendations. She indicated for MAYOR GOODMAN that the In The Groove Lounge will be designed as a jazz lounge with a restaurant featuring southern style cuisine. This will be the first of its kind in Las Vegas.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 98 – U-0124-02

MINUTES – Continued:

COUNCILMAN WEEKLY noted that the lounge would be a great addition to Neonopolis and what the City is trying to accomplish in this area.

COUNCILMAN MACK added that during the morning session it was approved to allow parking at Neonopolis to be free until January 22, 2003.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(2:19 – 2:23)

3-2974

CONDITIONS:

Planning and Development

1. If this Special Use Permit is not exercised within two years after this approval, this Special Use Permit shall be void unless an Extension of Time is granted.
2. Approval of this Special Use Permit does not constitute approval of a liquor license.
3. This business shall operate in conformance to Chapter 6.50 of the City of Las Vegas Municipal Code.
4. All City Code Requirements and all City departments' design standards shall be met.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

SPECIAL USE PERMIT - PUBLIC HEARING - U-0125-02 - WING FONG AND ASSOCIATES-FREMONT ON BEHALF OF LUTHERAN SECONDARY SCHOOL ASSOCIATION OF CLARK COUNTY NEVADA - Request for a Special Use Permit FOR A NON-PROFIT THRIFTSHOP at 4530 Meadows Lane, Suite #1 (APN: 139-31-110-004), C-1 (Limited Commercial) Zone, Ward 1 (M. McDonald). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

M. McDONALD – APPROVED subject to conditions and the following added conditions:

- *The Special Use Permit shall be reviewed by the City Council in one year.*
- *No outside drop box for donations would be allowed at this location.*

– UNANIMOUS

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

KEVIN DUNNING, 2015 South Hualapai Way, Lutheran Secondary School Association of Clark County, concurred with staff's recommendations.

COUNCILMAN McDONALD requested that a one-year review be imposed on the Special Use Permit and that no outside drop box donations be accepted at this location. MR. DUNNING accepted both conditions.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 99 – U-0125-02

MINUTES – Continued:

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

(2:23 – 2:25)

3-3185

CONDITIONS:

Planning and Development

1. Conformance to all Minimum Requirements under Title 19.04.050 for Non-Profit Thrift Shop use.
2. This Special Use Permit shall expire one year from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
3. All City Code requirements and design standards of all City departments must be satisfied.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SPECIAL USE PERMIT - PUBLIC HEARING - U-0126-02 - REX JARRETT ON BEHALF OF D.R. HORTON, INC. - Request for a Special Use Permit FOR PRIVATE STREETS WITHIN A RESIDENTIAL SUBDIVISION adjacent to the east side of Thom Boulevard, between Deer Springs Way and Dorrell Lane (APN: 125-24-604-001, 005, and 006), R-E (Residence Estates) Zone under Resolution of Intent to R-1 (Single Family Residential), Ward 6 (Mack). The Planning Commission (6-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

0
1

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

0
0

RECOMMENDATION:

The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted after final agenda – Protest letter from David Martin

MOTION:

MACK – APPROVED subject to conditions – UNANIMOUS

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

BRIAN WALSH, D. R. Horton, Inc., 6845 Escondido Street, #105, concurred with staff's recommendations.

No one appeared in opposition.

There was no discussion.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 100 – U-0126-02

MINUTES – Continued:

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See related item 101 [SDR)1007].

(2:25 – 2:26)

3-3318

CONDITIONS:

Planning and Development

1. This Special Use Permit shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
2. The private street shall be subject to all of the conditions specified in Section 19.04.050(B) of the Las Vegas Zoning Code.
3. The private street shall be subject to the design standards specified in Title 18 (Las Vegas Subdivision Ordinance).
4. The City is permitted to examine the street to determine its compliance with approved standards.
5. All development shall conform to the Conditions of Approval for Rezoning (Z-0056-02) and all other subsequent site related actions.
6. All City Code requirements and design standards of all City departments must be satisfied.

Public Works

7. Private streets shall be identified as “Public Drainage Easements to be privately maintained” and shall also provide public sewer easements.
8. A Homeowner's Association shall be established to maintain all perimeter walls, private roadways, landscaping and common areas created with this development. All landscaping shall be situated and maintained so as to not create sight visibility obstructions for vehicular traffic at all development access drives and abutting street intersections.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 100 – U-0126-02

CONDITIONS – Continued:

9. The proposed 40 foot wide “special design” for the private streets is acceptable providing no sidewalks are proposed within the 40 foot width.
10. Gated entry drives, if proposed, shall be designed, located and constructed in accordance with Standard Drawing #222a.
11. Site development to comply with all applicable conditions of approval for Zoning Reclassification (Z-0056-02) and all other subsequent site-related actions.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO U-0126-02 - PUBLIC HEARING - **SDR-1007 - REX JARRETT ON BEHALF OF D.R. HORTON, INC.** - Request for a Site Development Plan Review FOR A 59-LOT SINGLE FAMILY RESIDENTIAL DEVELOPMENT on approximately 19 acres adjacent to the northwest corner of Thom Boulevard and Deer Springs Way (APN: 125-24-601-001, 005 and 125-24-603-005), R-E (Residence Estates) under Resolution of Intent to R-1 (Single Family Residential), Ward 6 (Mack). The Planning Commission (6-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****0****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions – UNANIMOUS

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

BRIAN WALSH, D. R. Horton, Inc., 6845 Escondido Street, #105, concurred with staff's recommendations.

No one appeared in opposition.

There was no discussion.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 101 – SDR-1007

MINUTES – Continued:

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: See related Item 100 [U-0126-02].

(2:26 – 2:27)

3-3329

CONDITIONS:

Planning and Development

1. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
2. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
3. The standards for this development shall include the following: minimum lot size of 6,500 square feet, lot coverage shall not exceed 50%, and building height shall not exceed two stories or 35 feet, whichever is less.
4. The setbacks for this development shall conform to the R-1 standards.
5. Air conditioning units shall not be mounted on rooftops
6. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19.12.050.
7. A landscape plan must be submitted and approved by Planning and Development Department staff, prior to the time application is made for a building permit, to reflect minimum 24-inch box trees planted a maximum of 20 feet on-center and a minimum of four five-gallon shrubs for each tree within provided planters.
8. Any property line wall shall be a decorative block wall, with at least 20 percent contrasting materials. Wall heights shall be measured from the side of the fence with the least vertical exposure above the finished grade, unless otherwise stipulated.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 101 – SDR-1007

CONDITIONS – Continued:

9. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
10. All City Code requirements and design standards of all City departments must be satisfied.

Public Works

11. Construct half-street improvements including appropriate overpaving, where legally able, on Dorrell Lane, Thom Boulevard, Decatur Boulevard, and Deer Springs Way adjacent to this site concurrent with development of this site. Sidewalk shall not be constructed on Thom Boulevard; required half street improvements on Thom Boulevard shall include pavement, curb and gutter, and such improvements shall extend past Assessor Parcel Number #125-24-604-002. Install all appurtenant underground facilities, if any, adjacent to this site needed for future traffic signal systems concurrent with development of this site. Rural street improvements shall be allowed on Dorrell Lane; the developer shall construct a minimum of two lanes of permanent paving and shall provide decomposed granite adjacent to the pavement area. Curbing shall be installed if required by the Drainage Study. The exterior street lighting on Thom Boulevard and Dorrell Lane will be stubbed out for later use, but the installation of the streetlights shall be deferred provided that the developer provide to the City such streetlights for the future installation; alternatively, monies in lieu of such streetlights may be contributed to the City if allowed by the Department of Public Works. All existing paving damaged or removed by this development shall be restored at its original location and to its original width concurrent with development of this site.
12. Site development to comply with all applicable conditions of approval for Zoning Reclassification Z-0056-02, Special Use Permit U-0126-02, and all other site-related actions.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SPECIAL USE PERMIT - PUBLIC HEARING - U-0127-02 - VSS ENTERPRISES, LIMITED LIABILITY COMPANY ON BEHALF OF SILVER STATES HELICOPTERS, LIMITED LIABILITY COMPANY - Appeal filed by Silver State Helicopters from the denial by the Planning Commission on a request for a Special Use Permit FOR A HELIPAD IN CONJUNCTION WITH AN EXISTING HOTEL/CASINO (CASTAWAYS) AND FOR A WAIVER OF THE SPECIAL USE PERMIT CONDITION REQUIRING HELIPORTS ONLY AS AN ACCESSORY USE WITH A MEDICAL FACILITY at 2800 Fremont Street (APN: 162-01-201-001 and 002), C-2 (General Commercial) Zone, Ward 3 (Reese). The Planning Commission (7-0 vote) and staff recommend DENIAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****13****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****4****City Council Meeting****3****RECOMMENDATION:**

The Planning Commission (7-0 vote) and staff recommend DENIAL.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Appeal letter from Silver State Helicopters
5. Submitted after final agenda - Letter from Silver State Helicopters requesting abeyance
6. Submitted after final agenda - Support letters from Senior Nevada Benefit Group, Ida Black 1992 Family Trust
7. Submitted after final agenda – Protest letter from Sumpolec 1989 Trust

MOTION:

REESE – Motion to HOLD IN ABEYANCE Item 91 [VAC-0070-02], Item 102 [U-0127-02] and Item 103 [SD-0047-02] to 12/4/2002, ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 116 [Z-0083-02] and Item 117 [Z-0083-02(1)] and TABLE Item 123 [GPA-0038-02] – UNANIMOUS with M. McDONALD and BROWN excused

MINUTES:

There was no discussion.

(1:03 – 1:05)

3-1

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

SITE DEVELOPMENT PLAN REVIEW RELATED TO U-0127-02 - PUBLIC HEARING - **SD-0047-02 - VSS ENTERPRISES, LIMITED LIABILITY COMPANY ON BEHALF OF SILVER STATES HELICOPTERS, LIMITED LIABILITY COMPANY** - Appeal filed by Silver State Helicopters from the denial by the Planning Commission on a request for a Site Development Plan Review and a Reduction in the amount of Required Perimeter and Parking Lot Landscaping FOR A HELIPAD IN CONJUNCTION WITH AN EXISTING HOTEL/CASINO (CASTAWAYS) at 2800 Fremont Street (APN: 162-01-201-001 and 002), C-2 (General Commercial) Zone, Ward 3 (Reese). The Planning Commission (7-0 vote) and staff recommend DENIAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

13

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

4

City Council Meeting

3

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend DENIAL.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Appeal letter from Silver State Helicopters
5. Submitted after final agenda – Support letters from Ida Black, Ida's Inn, Leroy Black
6. Submitted after final agenda – Protest letter from John Sumpolec

MOTION:

REESE – Motion to HOLD IN ABEYANCE Item 91 [VAC-0070-02], Item 102 [U-0127-02] and Item 103 [SD-0047-02] to 12/4/2002, ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 116 [Z-0083-02] and Item 117 [Z-0083-02(1)] and TABLE Item 123 [GPA-0038-02] – UNANIMOUS with M. McDONALD and BROWN excused

MINUTES:

There was no discussion.

(1:03 – 1:05)

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SPECIAL USE PERMIT - PUBLIC HEARING - U-0128-02 - LAKE MEAD AND JONES PARTNERSHIP ON BEHALF OF WAL-MART STORES, INC. - Request for a Special Use Permit FOR PACKAGED LIQUOR SALES FOR OFF-PREMISE CONSUMPTION IN CONJUNCTION WITH A PROPOSED WAL-MART NEIGHBORHOOD MARKET adjacent to the southwest corner of Lake Mead Boulevard and Jones Boulevard (APN: 138-23-719-004), C-1 (Limited Commercial) Zone, Ward 6 (Mack). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****4****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****1****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions – UNANIMOUS

NOTE: COUNCILMAN MACK disclosed that his brother, STEVEN MACK, owns a Super Pawn across from this property and he has not discussed this issue with him; therefore, he will be voting on this item.

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

CHRIS KASHUBA, EN Engineering, Inc., 245 East Warm Springs Road, #100, appeared on behalf of Wal-Mart Stores. He concurred with staff's conditions for Item 104 [U-0128-02], but with respect to Item 105 [Z-0096-84(18)], he asked to withdraw the waiver to reduce the landscaping. They will comply with the City's full requirement for landscaping. Secondly, he asked that Condition #4 be

revised to allow the ADA accessibility in front of the Wal-Mart store. He stated it would be reflected on the site plan to be approved by the Council.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 104 – U-0128-02

MINUTES – Continued:

TODD FARLOW, 240 North 19th Street, verified with MR. KASHUBA that the truck traffic circulation is from the side street, as opposed to Lake Mead Boulevard. All truck access will be posted and signed accordingly on the site.

COUNCILMAN MACK pointed out that this particular application does not have any abutting residents to this facility and it will be a welcome addition in this infill parcel. He moved to approve both items and amending Condition #4 for Item 105 [Z-0096-84(18)] to allow a row of handicapped parking directly abutting the front of the building.

No one appeared in opposition.

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 104 [U-0128-02] and Item 105 [Z-0096-84(18)] was held under Item 104 [U-0128-02].

(2:27 – 2:31)

3-3381

CONDITIONS:

Planning and Development

1. Conformance to all Minimum Requirements under Title 19.04.050 for Off-Premise Liquor Establishment use.
2. Approval of and conformance to the Conditions of Approval for Site Development Plan Review [Z-0096-84(18)].
3. This Special Use Permit shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
4. All City Code requirements and design standards of all City departments must be satisfied.
5. Approval of this Special Use Permit does not constitute approval of a liquor license.
6. This business shall operate in conformance to Chapter 6.50 of the City of Las Vegas Municipal Code.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

SITE DEVELOPMENT PLAN RELATED TO U0128-02 - PUBLIC HEARING - **Z-0096-84(18) - LAKE MEAD AND JONES PARTNERSHIP ON BEHALF OF WAL-MART STORES, INC.** - Request for a Site Development Plan Review and a Reduction in the Amount of Perimeter Landscaping FOR A PROPOSED 39,910 SQUARE FOOT WAL-MART NEIGHBORHOOD MARKET on 8.03 acres adjacent to the southwest corner of Lake Mead Boulevard and Jones Boulevard (APN: 138-23-719-004), C-1 (Limited Commercial) Zone, Ward 6 (Mack). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

4

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

1

City Council Meeting

0

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions, removing the request for reduction of landscaping and amending Condition #4 as follows:

4. The site plan shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit, to reflect the deletion of non-handicap accessible parking directly abutting the building.

– UNANIMOUS

NOTE: COUNCILMAN MACK disclosed that his brother, STEVEN MACK, owns a Super Pawn across from this property and he has not discussed this issue with him. Therefore, he will be voting on this item.

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 105 – Z-0096-84(18)

MINUTES – Continued:

No one appeared in opposition.

There was no discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 104 [U-0128-02] and Item 105 [Z-0096-84(18)] was held under Item 104 [U-0128-02].

(2:27 – 2:31)

3-3381

CONDITIONS:

Planning and Development

1. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
2. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
3. The site plan shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit, to reflect fifteen foot wide landscape planters along the Lake Mead Boulevard and Jones Boulevard frontages, an eight foot wide landscape planter along the south property line, and a multi-use trail along the Lake Mead Boulevard frontage per City of Las Vegas standards.
4. The site plan shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit, to reflect the deletion of the row of parking directly abutting the front of the building.
5. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission or City Council and shall be permanently maintained in a satisfactory manner. [Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.]
6. A detailed landscaping plan indicating the size and type of each species must be submitted prior to or at the same time application is made for a building permit.

7. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 105 – Z-0096-84(18)

CONDITIONS – Continued:

8. Parking lot lighting standards shall be no more than 20 feet in height and shall utilize 'shoe-box' fixtures and downward-directed lights. Wallpack lighting shall utilize 'shoe-box' fixtures and downward-directed lights on the proposed building. Non-residential property lighting shall be directed away from residential property or screened, and shall not create fugitive lighting on adjacent properties.
9. A Master Sign Plan shall be submitted for approval of the Planning Commission or City Council prior to the issuance of a Certificate of Occupancy for any building on the site.
10. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19.12.050.
11. Any proposed property line walls, if any, shall be a decorative block wall, with at least 20 percent contrasting materials. Wall heights shall be measured from the side of the fence with the least vertical exposure above the finished grade, unless otherwise stipulated.
12. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
13. All City Code requirements and design standards of all City departments must be satisfied.

Public Works

14. Remove all substandard public street improvements and unused driveway cuts adjacent to this site, if any, and replace with new improvements meeting current City Standards concurrent with development of this site.
15. Construct sidewalk on at least one side of all access drives connecting this site to the adjacent public streets concurrent with development of this site; the connecting sidewalk shall extend from the sidewalk on the public street to the first intersection of the on-site roadway network; the connecting sidewalk shall be terminated on-site with a handicap ramp.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 105 – Z-0096-84(18)

CONDITIONS – Continued:

16. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Driveways shall be designed, located and constructed in accordance with Standard Drawing #222a.
17. In accordance with the intent of a commercial subdivision, all existing and future parcels within this site shall have perpetual common access to all driveways connecting the overall site to the abutting public streets.
18. An update to the previously approved Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, whichever may occur first, as required by the Department of Public Works. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to contribute monies for the construction of neighborhood or local drainage improvements. The amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, whichever may occur first. In lieu of monetary contributions, in whole or in part, the developer may agree to construct such drainage facility improvements as are recommended by the approved Drainage Plan/Study concurrent with development of this site if allowed by the Planning Engineer.
19. Site development to comply with all applicable conditions of approval for the Lake Mead/Jones Commercial Center (Commercial Subdivision) and all other subsequent site-related actions.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SPECIAL USE PERMIT - PUBLIC HEARING - U-0130-02 - FARM ROAD RETAIL, LIMITED LIABILITY COMPANY ON BEHALF OF LAURICH PROPERTIES - Request for a Special Use Permit FOR A RESTAURANT WITH DRIVE-THRU FOR A PROPOSED STARBUCKS at 8440 Farm Road (APN: 125-17-610-005), TC (Town Center) Zone, Ward 6 (Mack). The Planning Commission (6-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****0****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions – UNANIMOUS

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY TOM AMICK, Kummer, Kaempfer, Bonner & Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of the applicant. ATTORNEY AMICK indicated that the drainage study was submitted and approved by Public Works. BART ANDERSON, Public Works, confirmed that a letter was submitted, that Flood Control is completely satisfied with their update and they have complied with the condition.

COUNCILMAN MACK commented that the drainage studies must be complied with in order to get accreditation with the FEMA studies as well.

No one appeared in opposition.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 106 – U-0130-02

MINUTES – Continued:

There was no further discussion.

MAYOR GOODMAN declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 106 [U-0130-02] and Item 107 [Z-0076-98(36)] was held under Item 106 [U-0130-02].

(2:31 – 2:34)

3-3660

CONDITIONS:

Planning and Development

1. If this Special Use Permit is not exercised within two years after this approval, this Special Use Permit shall be void unless an Extension of Time is granted.
2. All City Code Requirements and all City departments' design standards shall be met.
3. A Site Development Plan Review before the City Council shall be required prior to obtaining any building permits.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

SITE DEVELOPMENT PLAN REVIEW RELATED TO U-0130-02 - PUBLIC HEARING - **Z-0076-98(36) - FARM ROAD RETAIL, LIMITED LIABILITY COMPANY ON BEHALF OF LAURICH PROPERTIES** - Request for a Site Development Plan Review FOR A PROPOSED RESTAURANT WITH DRIVE-THRU (STARBUCKS) WITHIN A COMMERCIAL SUBDIVISION at 8440 Farm Road (APN: 125-17-610-005), TC (Town Center) Zone, Ward 6 (Mack). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions – UNANIMOUS

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

ATTORNEY TOM AMICK, Kummer, Kaempfer, Bonner & Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of the applicant.

No one appeared in opposition.

There was no discussion.

MAYOR GOODMAN declared the Public Hearing closed.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 107 – Z-0076-98(36)

MINUTES – Continued:

NOTE: All discussion pertaining to Item 106 [U-0130-02] and Item 107 [Z-0076-98(36)] was held under Item 106 [U-0130-02].

(1:52 – 1:53)

4-333

CONDITIONS:

Planning and Development

1. A Special Use Permit (U-0130-02) for a proposed restaurant with drive-thru shall be approved by the City Council.
2. Conformance to the Conditions of Approval for Rezoning (Z-0076-98) and Site Development Plan Review [Z-0076-98(14)] and all other subsequent site related actions.
3. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.

Public Works

4. An addendum to the previously approved Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any grading or building permits or submittal of any construction drawings, whichever may occur first. Provide and improve all drainageways as recommended in the approved drainage plan/study.
5. Site development to comply with all applicable conditions of approval for Z-0076-98, the Tule Springs Village (Commercial Subdivision) and all other site-related actions.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

REZONING - PUBLIC HEARING - **Z-0046-02 - BONANZA REALTY, INC.** - Request for a Rezoning FROM: R-2 (Medium-Low Density Residential) and C-M (Commercial/ Industrial) TO: C-1 (Limited Commercial) on 2.87 acres adjacent to the northeast corner of Main Street and Bonanza Road (APN: 139-27-707-008, 139-27-810-001, 002, 003, 004, 139-27-712-046, 047, 048, 049, 050, and 051), PROPOSED USE: MIXED USE SENIOR APARTMENT AND COMMERCIAL DEVELOPMENT, Ward 5 (Weekly). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****6****City Council Meeting****77****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****76****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Appeal letter and attachments from Kenneth K. Williams
5. Submitted after final agenda – Protest petition with 83 signatures with attachments from Kenneth K. Williams
6. Submitted after final agenda – Letter from Attorney Bill Curran requesting abeyance
7. Submitted at City Council – Notice of Neighborhood Meeting with attendance sheet submitted by Attorney Curran

MOTION:**WEEKLY – APPROVED subject to conditions – UNANIMOUS**

NOTE: A Combined Verbatim Transcript of Item 108 [Z-0046-02], Item 109 [U-0114-02], Item 110 [V-0072-02] and Item 111 [Z-0046-02(1)] has been made a part of the Final Minutes under Item 108 [Z-0046-02].

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 108 – Z-0046-02

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

APPEARANCES:

BILL CURRAN, Attorney, Curran and Parry, 300 South Fourth Street
ROBERT GENZER, Director, Planning and Development Department
MARGO WHEELER, Manager, Planning and Development Department
DENNIS RUSK, Project Engineer
FRED MARCUS, 622 Biltmore Drive
LILLIAN ESQUITE, 108 Verdy Lane
KEN WILLIAMS, 130 Palm Lane
CHARLES DOLAN, 801 North First Street
TODD FARLOW, 240 North 19th Street
LEE MANCH, Biltmore Drive

MAYOR GOODMAN declared the Public Hearing closed.

(2:34 – 3:22)

4-46

CONDITIONS:

Planning and Development

1. Resolution of Intent with a two-year time limit.
2. A Site Development Plan review application approved by the Planning Commission and City Council prior to issuance of any permits, any site grading and all development activity for the site.

Public Works

3. Dedicate an additional 10 feet of right-of-way adjacent to this site for Bonanza Road, an additional 4 feet for Main Street, an additional 14 feet for a total radius of 54 feet on the northeast corner of Bonanza Road and Main Street, and a 25 foot radius on the northwest corner of Bonanza Road and 1st Street prior to the issuance of any permits. Additional public street dedications may be required if so determined in the approved Traffic Impact Analysis. Coordinate with the Right-of-way Section of the Department of Public Works for assistance in preparing the appropriate documents.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 108 – Z-0046-02

CONDITIONS – Continued:

4. Construct all incomplete half-street improvements on 1st Street, Bonanza Road and Main Street, if any, adjacent to this site concurrent with development of this site. Also, remove all substandard public street improvements and unused driveway cuts adjacent to this site, if any, and replace with new improvements meeting current City Standards concurrent with development of this site.
5. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Driveways shall be designed, located and constructed in accordance with Standard Drawing #222A, unless otherwise allowed by City Traffic Engineer. Also, any new driveways or modifications to existing driveways along Main Street and Bonanza Road shall receive approval from the Nevada Department of Transportation.
6. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, or the submittal of any construction drawings. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. If additional rights-of-way are not required and Traffic Control devices are or may be proposed at this site outside of the public right-of-way, all necessary easements for the location and/or access of such devices shall be granted prior to the issuance of permits for this site. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 108 – Z-0046-02

CONDITIONS – Continued:

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

7. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits or submittal of any construction drawings, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, whichever may occur first, if allowed by the City Engineer.
8. Landscape and maintain all unimproved right-of-way on 1st Street, Bonanza Road and Main Street adjacent to this site.
9. Submit an Encroachment Agreement or obtain an Occupancy Permit, as appropriate, for all private improvements located in the 1st Street, Bonanza Road and Main Street public rights-of-way adjacent to this site prior to occupancy of this site.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SPECIAL USE PERMIT RELATED TO Z0046-02 - PUBLIC HEARING - **U-0114-02 - BONANZA REALTY, INC.** - Request for a Special Use Permit FOR A MULTI-FAMILY SENIOR APARTMENT COMPLEX on 2.87 acres adjacent to the northeast corner of Main Street and Bonanza Road (APN: 139-27-707-008, 139-27-810-001, 002, 003, 004, 139-27-712-046, 047, 048, 049, 050, and 051), R-2 (Medium-Low Density Residential) and C-M (Commercial/Industrial) Zones [PROPOSED: C-1 (Limited Commercial)], Ward 5 (Weekly). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****6****City Council Meeting****77****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****76****City Council Meeting****1****RECOMMENDATION:**

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Appeal letter and attachments from Kenneth K. Williams
5. Submitted after final agenda – Protest petition with 83 signatures with attachments from Kenneth K. Williams
6. Submitted after final agenda – Letter from Attorney Bill Curran requesting abeyance
7. Submitted at City Council – Notice of Neighborhood Meeting with attendance sheet submitted by Attorney Curran
8. Submitted after final agenda – Support letter and attachments from Virginia Grayson, Grayson Realty & Construction

MOTION:**WEEKLY – APPROVED subject to conditions – UNANIMOUS**

NOTE: A Combined Verbatim Transcript of Item 108 [Z-0046-02], Item 109 [U-0114-02], Item 110 [V-0072-02] and Item 111 [Z-0046-02(1)] has been made a part of the Final Minutes under Item 108 [Z-0046-02].

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 109 – U-0114-02

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

APPEARANCES:

BILL CURRAN, Attorney, Curran and Parry, 300 South Fourth Street
ROBERT GENZER, Director, Planning and Development Department
MARGO WHEELER, Manager, Planning and Development Department
DENNIS RUSK, Project Engineer
FRED MARCUS, 622 Biltmore Drive
LILLIAN ESQUITE, 108 Verdy Lane
KEN WILLIAMS, 130 Palm Lane
CHARLES DOLAN, 801 North First Street
TODD FARLOW, 240 North 19th Street
LEE MANCH, Biltmore Drive

MAYOR GOODMAN declared the Public Hearing closed.

(2:34 – 3:22)

4-46

CONDITIONS:

Planning and Development

1. This Special Use Permit shall expire in two years from the date of final approval, unless it is exercised or an Extension of Time is approved.
2. Conformance to the conditions of approval of Rezoning (Z-0046-02) and Site Development Plan Review [Z-0046-02(1)].
3. Residents shall be restricted to 55 years of age or older to the extent of applicable laws.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

VARIANCE RELATED TO Z-0046-02 AND U-0114-02 - PUBLIC HEARING - **V-0072-02 - BONANZA REALTY, INC.** - Request for a Variance TO ALLOW LOT COVERAGE IN EXCESS OF 50% FOR A SENIOR APARTMENT COMPLEX on 2.87 acres adjacent to the northeast corner of Main Street and Bonanza Road (APN: 139-27-707-008, 139-27-810-001, 002, 003, 004, and 139-27-712-046, 047, 048, 049, 050, and 051), R-2 (Medium-Low Density Residential) and C-M (Commercial/Industrial) Zone [PROPOSED: C-1 (Limited Commercial)], Ward 5 (Weekly). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

6**77****APPROVALS RECEIVED BEFORE:**

Planning Commission Mtg.
City Council Meeting

76**0****RECOMMENDATION:**

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Appeal letter and attachments from Kenneth K. Williams
5. Submitted after final agenda – Protest petition with 83 signatures with attachments from Kenneth K. Williams
6. Submitted after final agenda – Letter from Attorney Bill Curran requesting abeyance
7. Submitted at City Council – Notice of Neighborhood Meeting with attendance sheet submitted by Attorney Curran

MOTION:

WEEKLY – APPROVED subject to conditions – UNANIMOUS

NOTE: A Combined Verbatim Transcript of Item 108 [Z-0046-02], Item 109 [U-0114-02], Item 110 [V-0072-02] and Item 111 [Z-0046-02(1)] has been made a part of the Final Minutes under Item 108 [Z-0046-02].

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 110 – V-0072-02

MINUTES:

MAYOR GOODMAN declared the Public Hearing open.

APPEARANCES:

BILL CURRAN, Attorney, Curran and Parry, 300 South Fourth Street
ROBERT GENZER, Director, Planning and Development Department
MARGO WHEELER, Manager, Planning and Development Department
DENNIS RUSK, Project Engineer
FRED MARCUS, 622 Biltmore Drive
LILLIAN ESQUITE, 108 Verdy Lane
KEN WILLIAMS, 130 Palm Lane
CHARLES DOLAN, 801 North First Street
TODD FARLOW, 240 North 19th Street
LEE MANCH, Biltmore Drive

MAYOR GOODMAN declared the Public Hearing closed.

(2:34 – 3:22)

4-46

CONDITIONS:

1. Approval of and conformance to the Conditions of Approval for Rezoning (Z-0046-02), Special Use Permit (U-0114-02) and Site Development Plan Review [Z-0046-02(1)].
2. This Variance shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0046-02, U-0114-02 AND V-0072-02 - PUBLIC HEARING - **Z-0046-02(1) - BONANZA REALTY, INC.** - Request for a Site Development Plan Review and a Reduction of the on-site Landscape Requirements FOR A 326-UNIT MULTI-FAMILY SENIOR APARTMENT COMPLEX WITH 20,000 SQUARE FEET OF COMMERCIAL DEVELOPMENT on 2.87 acres adjacent to the northeast corner of Main Street and Bonanza Road (APN: 139-27-707-008, 139-27-810-001, 002, 003, 004, 139-27-712-046, 047, 048, 049, 050 and 051), R-2 (Medium-Low Density Residential) and C-M (Commercial/Industrial) Zones, [PROPOSED: C-1 (Limited Commercial)], Ward 5 (Weekly). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****6****City Council Meeting****77****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****76****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Appeal letter and attachments from Kenneth K. Williams
5. Submitted after final agenda – Protest petition with 83 signatures with attachments from Kenneth K. Williams
6. Submitted after final agenda – Letter from Attorney Bill Curran requesting abeyance
7. Submitted at City Council – Notice of Neighborhood Meeting with attendance sheet submitted by Attorney Curran

MOTION:

WEEKLY – APPROVED subject to conditions and amending Condition #6 to read:

6. The elevations shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit, with additional architectural features to enhance façade articulation, *including awnings and shutters on the Main Street side of the building.*

– UNANIMOUS

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 111 – Z-0046-02(1)

MINUTES – Continued:

NOTE: A Combined Verbatim Transcript of Item 108 [Z-0046-02], Item 109 [U-0114-02], Item 110 [V-0072-02] and Item 111 [Z-0046-02(1)] has been made a part of the Final Minutes under Item 108 [Z-0046-02].

MAYOR GOODMAN declared the Public Hearing open.

APPEARANCES:

BILL CURRAN, Attorney, Curran and Parry, 300 South Fourth Street
ROBERT GENZER, Director, Planning and Development Department
MARGO WHEELER, Manager, Planning and Development Department
DENNIS RUSK, Project Engineer
FRED MARCUS, 622 Biltmore Drive
LILLIAN ESQUITE, 108 Verdy Lane
KEN WILLIAMS, 130 Palm Lane
CHARLES DOLAN, 801 North First Street
TODD FARLOW, 240 North 19th Street
LEE MANCH, Biltmore Drive

MAYOR GOODMAN declared the Public Hearing closed.

(2:34 – 3:22)

4-46

CONDITIONS:

Planning and Development

1. A Rezoning (Z-0046-02) to a C-1 (Limited Commercial) Zoning District, a Variance (V-0072-02) for lot coverage, and a Special Use Permit (U-0114-02) for Multi-Family approved by the City Council.
2. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
3. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
4. Prior to the submittal of a building permit, the applicant shall meet with Planning and Development Department staff to develop a comprehensive address plan for the subject site. A

copy of the approved address plan shall be submitted with any future building permit applications related to the site.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 111 – Z-0046-02(1)

CONDITIONS – Continued:

5. The landscape plan shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit, to reflect minimum 24-inch box trees planted a maximum of 20 feet on-center along the Main Street and Bonanza Road frontages, and minimum 24-inch box trees planted a maximum of 20 feet on-center and a minimum of four five-gallon shrubs for each tree within provided planters along the east and north property lines.
6. The elevations shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit, with additional architectural features to enhance façade articulation.
7. Landscaping and a permanent underground sprinkler system shall be installed as required by the Planning Commission or City Council and shall be permanently maintained in a satisfactory manner. [Failure to properly maintain required landscaping and underground sprinkler systems shall be cause for revocation of a business license.]
8. A landscaping plan must be submitted prior to or at the same time application is made for a building permit.
9. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets.
10. Parking lot lighting standards shall extend no more than 10 feet in height from the parking garage floor and shall utilize 'shoe-box' fixtures and downward-directed lights. Wallpack lighting shall utilize 'shoe-box' fixtures and downward-directed lights on the proposed building. Non-residential property lighting shall be directed away from residential property or screened, and shall not create fugitive lighting on adjacent properties.
11. A Master Sign Plan shall be submitted for approval of the Planning Commission or City Council prior to the issuance of a Certificate of Occupancy for any building on the site.
12. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19A.12.050.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 111 – Z-0046-02(1)

CONDITIONS – Continued:

13. Any property line wall shall be a decorative block wall, with at least 20 percent contrasting materials. Wall heights shall be measured from the side of the fence with the least vertical exposure above the finished grade, unless otherwise stipulated.
14. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
15. All City Code requirements and design standards of all City departments must be satisfied.

Public Works

16. Site development to comply with all applicable conditions of approval for Z-46-02 and all other subsequent site-related actions.

AGENDA SUMMARY PAGE – PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

REZONING - PUBLIC HEARING - Z-0075-02 - CONCORDIA HOMES NEVADA, INC., ET AL - Request for a Rezoning FROM: U (Undeveloped) Zone [ML-TC (Medium-Low Density Residential – Town Center) General Plan Designation] TO: T-C (Town Center) on 17.77 acres adjacent to the southeast corner of Deer Springs Way and Fort Apache Road (APN: 125-20-301-001, 002, 004 and 005) PROPOSED USE: 120-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION, Ward 6 (Mack). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****0****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions – UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE explained that MAYOR GOODMAN was excused to attend the birth of his second grandchild and declared the Public Hearing open.

JEFFREY ARMSTRONG, VTN-Nevada, 2727 South Rainbow Boulevard, appeared on behalf of the applicant, Concordia Homes and concurred with the conditions proposed for both applications with the exception of the front and side setbacks reflected under the site development plan review which appear to be reversed. Planning staff agreed with the correction.

No one appeared in opposition.

There was no further discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 112 – Z-0075-02

MINUTES – Continued:

NOTE: All discussion pertaining to Item 112 [Z-0075-02] and Item 113 [Z-0075-02(1)] was held under Item 112 [Z-0075-02].

(3:22 – 3:25)

4-1742

CONDITIONS:

Planning and Development

1. A Site Development Plan Review application approved by the Planning Commission and City Council prior to issuance of any permits, any site grading, and all development activity for the site.

Public Works

2. Submit a Petition of Vacation to vacate those portions of the public street adjacent to the west boundary of parcel 125-20-301-003. If the Petition of Vacation is not approved this site shall be responsible for dedicating the west half of the street and constructing it accordingly.
3. Dedicate 50 feet of right-of-way adjacent to this site for Fort Apache Road, 40 feet for Bath Road, 40 feet for Deer Springs Way, 40 feet for Campbell Road, a 25 foot radius on the northeast corner of Bath Road and Fort Apache Road, a 54 foot radius at the southeast corner of Fort Apache Road and Deer Springs Way, a 20 foot radius at the northwest corner of Bath Road and Campbell Road, and a 25 foot radius at the southwest corner of Campbell Road and Deer Springs Way.
4. Construct half-street improvements including appropriate overpaving, if legally able on Fort Apache Road, Deer Springs Way, Campbell Road, and Bath Road adjacent to this site concurrent with development of this site. All roadways shall be constructed to meet applicable Town Center Standards. Install all appurtenant underground facilities, if any, adjacent to this site needed for the future traffic signal system concurrent with development of this site.
5. Extend public sanitary sewer to southern boundary in Campbell Road and to the western boundary of this site in Bath Road along an alignment and to a depth and location acceptable to the City Engineer. All required public sewer easements necessary to connect this site to the existing public sewer system shall be provided to the City prior to City approval of sewer construction plans, or the issuance of any offsite permits.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 112 – Z-0075-02

CONDITIONS - Continued:

6. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits or the recordation of a Map subdividing this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. If additional rights-of-way are not required and Traffic Control devices are or may be proposed at this site outside of the public right-of-way, all necessary easements for the location and/or access of such devices shall be granted prior to the issuance of permits for this site. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

7. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0075-02 - PUBLIC HEARING - **Z-0075-02(1) - CONCORDIA HOMES NEVADA INC, ET AL** - Request for a Site Development Plan Review FOR A 120-LOT SINGLE FAMILY RESIDENTIAL SUBDIVISION on 17.77 acres adjacent to the southeast corner of Deer Springs Way and Fort Apache Road (APN: 125-20-301-001, 002, 004, and 005), U (Undeveloped) Zone [ML-TC (Medium-Low Density Residential - Town Center) General Plan Designation] [PROPOSED: T-C (Town Center)], Ward 6 (Mack). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions and amending Condition 3 to a 20-foot front (to garage) maximum setback and 5-foot side setback – UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

JEFFREY ARMSTRONG, VTN-Nevada, 2727 South Rainbow Boulevard, appeared on behalf of the applicant Concordia Homes and concurred with the conditions proposed for both applications with the exception of the front and side setbacks reflected under the site development plan review which appear to be reversed. Planning staff agreed with the correction.

No one appeared in opposition.

There was no further discussion.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 113 – Z-0075-02(1)

MINUTES – Continued:

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 112 [Z-0075-02] and Item 113 [Z-0075-02(1)] was held under Item 112 [Z-0075-02].

(3:22 – 3:25)

4-1742

CONDITIONS:

Planning and Development

1. The City Council shall approve a Rezoning (Z-0075-02) to T-C (Town Center).
2. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
3. The setbacks for this development shall be:

Front (to House)	15	Feet
Front (to Garage) Maximum	5	Feet
Side	20	Feet
Corner Side	10	Feet
Rear	10	Feet

4. The landscape plan shall be revised and approved by Planning and Development Department staff, prior to the time application is made for a building permit, to reflect minimum 24-inch box trees planted a maximum of 20 feet on-center and a minimum of four five-gallon shrubs for each tree within provided planters.
5. The applicant shall construct a six-foot high decorative block wall, with at least 20 percent contrasting materials, along the street frontages, where applicable. Wall heights shall be measured from the side of the wall with the least vertical exposure above the finished grade, unless otherwise stipulated.
6. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
7. All mechanical equipment, air conditioners and trash areas shall be fully screened in views from the abutting streets. Air conditioning units shall not be mounted on rooftops.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 113 – Z-0075-02(1)

CONDITIONS – Continued:

8. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.
9. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19.12.050.
10. All City Code requirements and design standards of all City departments must be satisfied.

Public Works

11. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed access drives and on site circulation prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. All active gated access drives shall be designed, located and constructed in accordance with Standard Drawing #222a.
12. A Homeowner's Association or other organization shall be established to maintain all perimeter walls, private roadways, landscaping and common areas created with this development. All landscaping shall be situated and maintained so as to not create sight visibility obstructions for vehicular traffic at all development access drives and abutting street intersections.
13. The final layout of the subdivision shall be determined at the time of approval of the Tentative Map.
14. Site development to comply with all applicable conditions of approval for Z-75-02 and any other subsequent site-related actions.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

REZONING - PUBLIC HEARING - Z-0085-02 - DURANGO ELK HOLDING COMPANY, LIMITED LIABILITY COMPANY ON BEHALF OF FEHRMAN, FERRARO & ASSOCIATES - Request for a Rezoning FROM: U (Undeveloped) [TC (Town Center) General Plan Designation] TO: TC (Town Center) on 5.00 acres adjacent to the southwest corner of Elkhorn Road and El Capitan Way (PROPOSED Durango Drive Alignment) (APN: 125-20-101-008 and 009), Ward 6 (Mack). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

1
0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

0
0

RECOMMENDATION:

The Planning Commission (6-0-1 vote) and staff recommends APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions – UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

ATTORNEY TOM AMICK, Kummer, Kaempfer, Bonner & Renshaw, 3800 Howard Hughes Parkway, stated that the applications before the Council were simplified with the withdrawal of the general plan amendment. The zoning will now be consistent with the General Plan and will allow for the permitted special use permit. He concurred with the Planning Commission and staff recommendations as well as the proposed conditions for both Item 114 [Z-0085-02] and Item 115 [U-0129-02].

TODD FARLOW, 240 North 19th Street, questioned the green area reflected in the overhead map. COUNCILMAN MACK replied that it was Mountain Ridge Park and thanked the applicant for withdrawing the general plan amendment.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 114 – Z-0085-02

MINUTES – Continued:

No one appeared in opposition.

There was no discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 114 [Z-0085-02] and Item 115 [U-0129-02] was held under Item 114 [Z-0085-02].

(3:37 – 3:41)

4-2409

CONDITIONS:

Planning and Development

1. A Site Development Plan Review application approved by the Planning Commission and City Council prior to issuance of any permits, any site grading, and all development activity for the site.
2. Conformance to all Town Center Development Standards.

Public Works

3. Dedicate 50 feet of right-of-way adjacent to this site for Elkhorn Road, 60 feet for Durango Drive(AKA El Capitan Way), and a 54 foot radius on the southwest corner of Elkhorn Road and Durango Drive prior to the issuance of any permits. Additional public street dedication for dual left turn lanes and free right turn lanes, in accordance with Standard Drawing #201.1, shall also be dedicated unless specifically noted as not required in the approved Traffic Impact Analysis.
4. Construct half-street improvements including appropriate overpaving (if legally able) on Elkhorn Road and Durango Drive adjacent to this site concurrent with development of this site. Install all appurtenant underground facilities, if any, adjacent to this site needed for the future traffic signal system concurrent with development of this site. Also, provide a paved legal access per Clark County Area Standard Drawing #209 to this site prior to occupancy of any units within this development.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 114 – Z-0085-02

CONDITIONS -Continued:

5. If not already constructed at the time of development of this site, extend oversized public sewer in Elkhorn Road to the western edge of this site at a depth and location acceptable to the City Engineer. Provide public sewer easements for all public sewers not located within existing public street right-of-way prior to the issuance of any permits. Improvement Drawings submitted to the City for review shall not be approved for construction until all required public sewer easements necessary to connect this site to the existing public sewer system have been granted to the City.
6. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Driveways shall be designed, located and constructed in accordance with Standard Drawing #222A.
7. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits for or the recordation of a Map subdividing this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. If additional rights-of-way are not required and Traffic Control devices are or may be proposed at this site outside of the public right-of-way, all necessary easements for the location and/or access of such devices shall be granted prior to the issuance of permits for this site. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 114 – Z-0085-02

CONDITIONS - Continued:

8. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SPECIAL USE PERMIT RELATED TO REZONING Z-0085-02 - PUBLIC HEARING - U-0129-02 - **DURANGO ELK HOLDING COMPANY, LIMITED LIABILITY COMPANY ON BEHALF OF FEHRMAN, FERRARO & ASSOCIATES** - Request for a Special Use Permit FOR A PROPOSED TAVERN adjacent to the southwest corner of Elkhorn Road and El Capitan Way (PROPOSED Durango Drive Alignment) (APN: 125-20-101-008 and 009), U (Undeveloped) [TC (Town Center) General Plan Designation] [PROPOSED: TC (Town Center)], Ward 6 (Mack). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****1****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions and an added condition that the required site development plan review must be processed prior to the issuance of any construction related permits – UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

ATTORNEY TOM AMICK, Kummer, Kaempfer, Bonner & Renshaw, 3800 Howard Hughes Parkway, stated that the applications before the Council were simplified with the withdrawal of the general plan amendment. The zoning will now be consistent with the General Plan and will allow for the permitted special use permit. He concurred with the Planning Commission and staff recommendations as well as the proposed conditions for both Item 114 [Z-0085-02] and Item 115 [U-0129-02].

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 115 – U-0129-02

MINUTES - Continued:

TODD FARLOW, 240 North 19th Street, questioned the green area reflected in the overhead map. COUNCILMAN MACK replied that it was Mountain Ridge Park and thanked the applicant for withdrawing the general plan amendment.

MARGO WHEELER, Manager, Planning & Development, requested that a condition be added to clarify that the required site development plan review must be processed prior to the issuance of any construction related permits. ATTORNEY AMICK concurred.

No one appeared in opposition.

There was no discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 114 [Z-0085-02] and Item 115 [U-0129-02] was held under Item 114 [Z-0085-02].

(1:52 – 1:53)

4-333

CONDITIONS:

Planning and Development

1. Conformance to all Minimum Requirements of the Town Center Development Standards Manual for Pubs, Bars & Lounges (Taverns, etc.) use.
2. Approval of and conformance to the Conditions of Approval for Rezoning (Z-0085-02).
3. This Special Use Permit shall expire two years from the date of final approval, unless it is exercised or an Extension of Time is granted by the City Council.
4. All City Code requirements and design standards of all City departments must be satisfied.
5. Approval of this Special Use Permit does not constitute approval of a liquor license.
6. This business shall operate in conformance to Chapter 6.50 of the City of Las Vegas Municipal Code.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

REZONING - PUBLIC HEARING - Z-0083-02 - CRAIG BUFFALO LIMITED ON BEHALF OF KB HOME NEVADA, INC. - Request for a Rezoning FROM: R-E (Residence Estates) TO: R-PD2 (Residential Planned Development - 2 Units Per Acre) on approximately 10 acres adjacent to the southwest corner of Buffalo Drive and Craig Road (APN: 138-04-704-001, 002, 003 and 004), PROPOSED USE: SINGLE FAMILY RESIDENTIAL DEVELOPMENT, Ward 4 (Brown). The Planning Commission (5-0-2 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

4
0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

0
0

RECOMMENDATION:

The Planning Commission (5-0-2 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted after final agenda – Letter from Terri Pastorelli, Tetra Tech, Inc., requesting withdrawal without prejudice

MOTION:

REESE – Motion to HOLD IN ABEYANCE Item 91 [VAC-0070-02], Item 102 [U-0127-02] and Item 103 [SD-0047-02] to 12/4/2002, ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 116 [Z-0083-02] and Item 117 [Z-0083-02(1)] and TABLE Item 123 [GPA-0038-02] – UNANIMOUS with M. McDONALD and BROWN excused

NOTE: A motion by BROWN to recall Item 116 [Z-0083-02] and Item 117 [Z-0083-02(1)], so that he could make a comment, passed unanimously with GOODMAN excused and WEEKLY not voting.

MINUTES:

COUNCILMAN BROWN confirmed with DEPUTY CITY ATTORNEY BRYAN SCOTT that it would be appropriate to make a record regarding the withdrawal without prejudice. This site on Craig

and Buffalo is borderline with the County and the seamless Regional Master Plan. The application was originally with KB Homes of Nevada for 1.97 units per acre.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 116 – Z-0083-02

MINUTES - Continued:

However, the land is almost entirely surrounded by half-acre lots. Despite the urban design, the community is pleased with the compatible project. In the future, he would hope that the property owner, broker and applicant would contact his office in order to clarify the eleventh hour withdrawal. He was concerned that the purpose would be to come back with a project similar to the 2.49 unit per acre project up the road. It would be unfair for a change in the project after all the work done with the surrounding neighbors and the effort to reach compatibility. He would like some assurance that the fear circulating is unfounded.

MAYOR PRO TEM REESE clarified with DEPUTY CITY ATTORNEY SCOTT that the remarks did not constitute reconsideration and no further action was required.

There was no further discussion.

NOTE: All discussion pertaining to Item 116 [Z-0083-02] and Item 117 [Z-0083-02(1)] was held under Item 116 [Z-0083-02].

(1:41 – 1:47/3:25 – 3:28)

3-1/4-1896

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO Z-0083-02 - PUBLIC HEARING - **Z-0083-02(1) - CRAIG BUFFALO LIMITED ON BEHALF OF KB HOME NEVADA, INC.** - Request for a Site Development Plan Review FOR A PROPOSED 21-LOT SINGLE FAMILY RESIDENTIAL DEVELOPMENT on approximately 10 acres adjacent to the southwest corner of Buffalo Drive and Craig Road (APN: 138-04-704-001, 002, 003 and 004), R-E (Residence Estates) [PROPOSED: R-PD2 (Residential Planned Development - 2 Units Per Acre)], Ward 4 (Brown). The Planning Commission (5-0-2 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****0****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (5-0-2 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted after final agenda – Letter from Terri Pastorelli, Tetra Tech, Inc., requesting withdrawal without prejudice

REESE – Motion to HOLD IN ABEYANCE Item 91 [VAC-0070-02], Item 102 [U-0127-02] and Item 103 [SD-0047-02] to 12/4/2002, ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 116 [Z-0083-02] and Item 117 [Z-0083-02(1)] and TABLE Item 123 [GPA-0038-02] – UNANIMOUS with M. McDONALD and BROWN excused

NOTE: A motion by BROWN to recall Item 116 [Z-0083-02] and Item 117 [Z-0083-02(1)], so that he could make a comment, passed unanimously with GOODMAN excused and WEEKLY not voting.

MINUTES:

COUNCILMAN BROWN confirmed with DEPUTY CITY ATTORNEY BRYAN SCOTT that it would be appropriate to make a record regarding the withdrawal without prejudice. This site on Craig

and Buffalo is borderline with the County and the seamless Regional Master Plan. The application was originally with KB Homes of Nevada for 1.97 units per acre.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 117 – Z-0083-02(1)

MINUTES - Continued:

However, the land is almost entirely surrounded by half-acre lots. Despite the urban design, the community is pleased with the compatible project. In the future, he would hope that the property owner, broker and applicant would contact his office in order to clarify the eleventh hour withdrawal. He was concerned that the purpose would be to come back with a project similar to the 2.49 unit per acre project up the road. It would be unfair for a change in the project after all the work done with the surrounding neighbors and the effort to reach compatibility. He would like some assurance that the fear circulating is unfounded.

MAYOR PRO TEM REESE clarified with DEPUTY CITY ATTORNEY SCOTT that the remarks did not constitute reconsideration and no further action was required.

There was no further discussion.

NOTE: All discussion pertaining to Item 116 [Z-0083-02] and Item 117 [Z-0083-02(1)] was held under Item 116 [Z-0083-02].

(1:41 – 1:47/3:25 – 3:28)
3-1/4-1896

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

ABEYANCE ITEM - GENERAL PLAN AMENDMENT - PUBLIC HEARING - **GPA-0031-02 - JOHNSON FAMILY TRUST ON BEHALF OF JOE RISNER** - Request to amend a portion of Southeast Sector Plan FROM: SC (Service Commercial) TO: GC (General Commercial) on approximately 0.52 acres located at 2834 East Charleston Boulevard (APN: 139-36-402-013), Ward 3 (Reese). The Planning Commission (7-0 vote) and staff recommend DENIAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

3

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend DENIAL.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application – Not Applicable
3. Staff Report
4. Submitted at meeting: Letter from Clark County Fence Co., Inc. requesting a withdrawal without prejudice

MOTION:

REESE – ACCEPTED the WITHDRAWAL WITHOUT PREJUDICE – UNANIMOUS with M. McDONALD excused

MINUTES:

COUNCILMAN REESE indicated that the applicant submitted a letter requesting to withdraw without prejudice Item 118 [GPA-0031-02] and Item 119 [Z-0074-02].

No one appeared in opposition.

There was no discussion.

(1:11 – 1:15)

3-380

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 6, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

ABEYANCE ITEM - REZONING RELATED TO GPA-0031-02 - PUBLIC HEARING - **Z-0074-02 - JOHNSON FAMILY TRUST ON BEHALF OF JOE RISNER** - Request for a Rezoning FROM: C-1 (Limited Commercial) TO: C-2 (General Commercial) on approximately 0.52 acres located at 2834 East Charleston Boulevard (APN: 139-36-402-013), PROPOSED USE: INDOOR/OUTDOOR STORAGE, Ward 3 (Reese). The Planning Commission (7-0 vote) and staff recommend DENIAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

3
0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.
City Council Meeting

0
0

RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend DENIAL.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted at meeting: Letter from Clark County Fence Co., Inc. requesting a withdrawal without prejudice.

MOTION:

REESE – ACCEPTED the WITHDRAWAL WITHOUT PREJUDICE – UNANIMOUS with M. McDONALD excused

MINUTES:

COUNCILMAN REESE indicated that the applicant submitted a letter requesting to withdraw without prejudice Item 118 [GPA-0031-02] and Item 119 [Z-0074-02].

No one appeared in opposition.

There was no discussion.

(1:11 – 1:15)

3-380

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

GENERAL PLAN AMENDMENT - PUBLIC HEARING - **GPA-0034-02 - CITY OF LAS VEGAS** - Request to amend Map No. 2 of the Transportation Trails Element of the Master Plan and Map No. 2 of the Recreation Trails Element of the Master Plan to bring the Elements into compliance with the Interlocal Agreement seamless trails plan, Ward 4 (Brown), Ward 5 (Weekly), and Ward 6 (Mack). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****0****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****1****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (7-0 vote) and staff recommend APPROVAL.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application - Not Applicable
3. Staff Report

MOTION:

MACK – APPROVED – UNANIMOUS with WEEKLY not voting and GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

DON SCHMEISER, Comprehensive Planning Division, described the Interlocal Agreement between the City and County for development of the Northwest Centennial Hills Sector. The Agreement required the two entities to establish a joint-trails plan as opposed to the individual plan adopted by each entity. Over the course of several meetings by staff, the present plan was developed. The plan incorporates both transportation and equestrian trails. No additional trail segments are being added to the City's plan. The map simply reflects additional trails from the unincorporated County land. MR. SCHMEISER pointed out that one County property owner has strongly opposed a trail in front of her property. The position of the City has been that the resolution of that dispute rests with the County and the County, is working with that property owner. Staff recommended that the amendment be adopted and incorporated into the City's Transportation and Recreation Trails Plan.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 120 – GPA-0034-02

MINUTES - Continued:

TODD FARLOW, 240 North 19th Street, spoke in favor of the plan and the excellent job done by City staff. He requested that a pocket map be created, similar to the bike trails pocket map, which includes the new trails.

COUNCILMAN MACK commended MR. SCHMEISER on the efforts of City and County staff.

No one appeared in opposition.

There was no further discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

(3:28 – 3:33)

4-2046

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002**

DEPARTMENT: PLANNING & DEVELOPMENT**DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

GENERAL PLAN AMENDMENT - PUBLIC HEARING - **GPA-0037-02 - SPKQL8R, LIMITED LIABILITY COMPANY ON BEHALF OF GREG BECKER** - Request to amend a portion of the Centennial Hills Sector Plan FROM: L-TC (Low Density Residential - Town Center) TO: ML-TC (Medium-Low Density Residential - Town Center) on 5.0 acres adjacent to the southwest corner of Fort Apache Road and Deer Springs Way (APN: 125-19-701-008), Ward 6 (Mack). The Planning Commission (6-0-1 vote) and staff recommend DENIAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****2****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (6-0-1 vote) and staff recommend DENIAL.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application - Not Applicable
3. Staff Report

MOTION:

MACK – DENIED – UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

JIM VELTMAN, Veltman Planning & Design Group, 2921 North Tenaya Way, appeared on behalf of the applicant. The original thinking was that higher residential density is appropriate adjacent to Town Center due to the proximity of the Beltway. The open space in medium-low to low density makes sense adjacent to the Beltway. As to the related rezoning, he concurred with the recommendation and proposed conditions.

TODD FARLOW, 240 North 19th Street, expressed a concern that the site development plan review at Planning Commission failed to show any open space. That is a prescription for disaster in the Town Center area.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 121 – GPA-0037-02

MINUTES - Continued:

COUNCILMAN MACK referred to the map which demonstrated that the land east of Fort Apache is all medium-low Town Center and opposite that is all low density. This major section line is the natural divide, and a change could establish a precedent he would not like to see established. However, the rezoning is consistent with existing zoning within the Town Center, and he supported that application.

There was no further discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 121 [GPA-0037-02] and Item 122 [Z-0082-02] was held under Item 121 [GPA-0037-02].

(3:33 – 3:41)

4-2235

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

REZONING RELATED TO GPA-0037-02 - PUBLIC HEARING - **Z-0082-02 - SPKQL8R, LIMITED LIABILITY COMPANY ON BEHALF OF GREG BECKER** - Request for a Rezoning FROM: U (Undeveloped) [L-TC (Low Density Residential - Town Center) General Plan Designation] TO: TC (Town Center) on 5.0 acres adjacent to the southwest corner of Deer Springs Way and Fort Apache Road (APN: 125-19-701-008), Ward 6 (Mack). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****2****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions – UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

JIM VELTMAN, Veltman Planning & Design Group, 2921 North Tenaya Way, appeared on behalf of the applicant. The original thinking was that higher residential density is appropriate adjacent to Town Center due to the proximity of the Beltway. The open space in medium-low to low density makes sense adjacent to the Beltway. As to the related rezoning, he concurred with the recommendation and proposed conditions.

TODD FARLOW, 240 North 19th Street, expressed a concern that the site development plan review at Planning Commission failed to show any open space. That is a prescription for disaster in the Town Center area.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 122 – Z-0082-02

MINUTES - Continued:

COUNCILMAN MACK referred to the map which demonstrated that the land east of Fort Apache is all medium-low Town Center and opposite that is all low density. This major section line is the natural divide, and a change could establish a precedent he would not like to see established. However, the rezoning is consistent with existing zoning within the Town Center, and he supported that application.

There was no further discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 121 [GPA-0037-02] and Item 122 [Z-0082-02] was held under Item 121 [GPA-0037-02].

(3:33 – 3:41)

4-2235

CONDITIONS:

Planning and Development

1. A Site Development Plan Review application approved by the Planning Commission and City Council prior to issuance of any permits, any site grading, and all development activity for the site.
2. Conformance to all Town Center Development Standards.

Public Works

3. Dedicate 40 feet of right of way adjacent to this site for Deer Springs Way, 40 feet for Bath Drive, 50 feet for Fort Apache Road, a 54 foot radius on the southwest corner of Fort Apache Road and Deer Springs Way and a 54 foot radius on the northwest corner of Fort Apache Road and Bath Drive.
4. Construct half-street improvements, including appropriate overpaving, if legally able, on Deer Springs Way, Fort Apache Road, and Bath Drive adjacent to this site concurrent with development of this site. Fort Apache Road, Deer Springs Way, Bath Drive, and all interior streets shall be built to meet appropriate Town Center Roadway Standards. Install all appurtenant underground facilities, if any, adjacent to this site needed for future traffic signal systems concurrent with development of this site.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 122 – Z-0082-02

CONDITIONS - Continued:

5. If not already constructed at time of development of this site, extend oversized public sanitary sewer in Deer Springs Way to the west edge of this site to a location and at a depth acceptable to the City Engineer, and extend public sanitary sewer in Fort Apache Road to the south edge of this site at a depth and to a location acceptable to the City Engineer. All required public sewer easements necessary to connect this site to the existing public sewer system shall be provided to the City prior to City approval of sewer construction plans, or the issuance of any offsite permits.
6. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site.

The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits or the recordation of a Map subdividing this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 122 – Z-0082-02

CONDITIONS - Continued:

7. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

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CONSENT

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DISCUSSION

SUBJECT:

GENERAL PLAN AMENDMENT - PUBLIC HEARING - **GPA-0038-02 - SPARTAN PROPERTIES, LIMITED LIABILITY COMPANY, ET AL ON BEHALF OF DELTA REALTY & INVESTMENTS** - Request to amend a portion of the Centennial Hills Sector Plan of the General Plan FROM: ML-TC (Medium Low Residential) and UC-TC (Urban Center Mixed-Use) TO: GC-TC (General Commercial) on 15.0 acres adjacent to the southwest corner of Elkhorn Road and El Capitan Way (PROPOSED Durango Drive Alignment) (APN: 125-20-101-006, 007, 008 and 009), Ward 6 (Mack). Staff recommends DENIAL. The Planning Commission (6-0-1 vote) recommends APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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RECOMMENDATION:

Staff recommends DENIAL. The Planning Commission (6-0-1 vote) recommends APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted after final agenda – Letter from Dean Lazarkis, Delta Realty, requesting that item be stricken

MOTION:

REESE – Motion to HOLD IN ABEYANCE Item 91 [VAC-0070-02], Item 102 [U-0127-02] and Item 103 [SD-0047-02] to 12/4/2002, ACCEPT THE WITHDRAWAL WITHOUT PREJUDICE of Item 116 [Z-0083-02] and Item 117 [Z-0083-02(1)] and TABLE Item 123 [GPA-0038-02] – UNANIMOUS with M. McDONALD and BROWN excused

MINUTES:

There was no discussion.

(1:41 – 1:47)

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

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CONSENT

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DISCUSSION

SUBJECT:

REZONING RELATED TO GPA-0038-02 - PUBLIC HEARING - **Z-0084-02 - SPARTAN PROPERTIES, LIMITED LIABILITY COMPANY, ET AL ON BEHALF OF DELTA REALTY AND INVESTMENTS** - Request for a Rezoning FROM: U (Undeveloped) [TC (Town Center) General Plan Designation TO: TC (Town Center) on 10.00 acres adjacent to the south side of Elkhorn Road, approximately 330 feet west of El Capitan Way (PROPOSED Durango Drive Alignment) (APN: 125-20-101-006 and 007), Ward 6 (Mack). The Planning Commission (6-0-1 vote) and staff recommends APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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RECOMMENDATION:

The Planning Commission (6-0-1 vote) and staff recommends APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

MACK – APPROVED subject to conditions – UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

ATTORNEY TOM AMICK, Kummer, Kaempfer, Bonner & Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of the applicant. This will bring the zoning for this parcel into compliance with Town Center.

No one appeared in opposition.

There was no discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

(3:41 – 3:42)

4-2593

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 124 – Z-0084-02

CONDITIONS:

Planning and Development

1. A Site Development Plan Review application approved by the Planning Commission and City Council prior to issuance of any permits, any site grading, and all development activity for the site.
2. Conformance to all Town Center Development Standards.

Public Works

3. Dedicate 50 feet of right-of-way adjacent to this site for Elkhorn Road prior to the issuance of any permits. Additional public street dedication for dual left turn lanes and free right turn lanes, in accordance with Standard Drawing #201.1, shall also be dedicated unless specifically noted as not required in the approved Traffic Impact Analysis.
4. Construct half-street improvements including appropriate overpaving (if legally able) on Elkhorn Road adjacent to this site concurrent with development of this site. Install all appurtenant underground facilities, if any, adjacent to this site needed for the future traffic signal system concurrent with development of this site. Also, provide a paved legal access per Clark County Area Standard Drawing #209 to this site prior to occupancy of any units within this development.
5. If not already constructed at the time of development, extend oversized public sewer in Elkhorn Road to the western edge of this site at a depth and location acceptable to the City Engineer. Provide public sewer easements for all public sewers not located within existing public street right-of-way prior to the issuance of any permits. Improvement Drawings submitted to the City for review shall not be approved for construction until all required public sewer easements necessary to connect this site to the existing public sewer system have been granted to the City.
6. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed driveway access, on site circulation and parking lot layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Driveways shall be designed, located and constructed in accordance with Standard Drawing #222A.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 124 – Z-0084-02

CONDITIONS – Continued:

7. Provide a copy to the City of a recorded perpetual common access and parking agreement or other proof of common access rights between parcels 125-20-101-006, 125-20-101-007, 125-20-101-008, and 125-20-101-009 for the overall commercial area prior to the issuance of permits for this site.
8. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits for or the recordation of a Map subdividing this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. If additional rights-of-way are not required and Traffic Control devices are or may be proposed at this site outside of the public right-of-way, all necessary easements for the location and/or access of such devices shall be granted prior to the issuance of permits for this site. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.
9. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 124 – Z-0084-02

CONDITIONS – Continued:

developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

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CONSENT

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DISCUSSION

SUBJECT:

GENERAL PLAN AMENDMENT - PUBLIC HEARING - **GPA-0040-02 - FALLING ROCK, LIMITED LIABILITY COMPANY, ET AL ON BEHALF OF RICHMOND AMERICAN HOMES** - Request to amend a portion of Map No. 8 of the Transportation Trails Element of the General Plan TO CHANGE THE ALIGNMENT OF A PROPOSED MULTI-USE TRAIL generally located south of Gowan Road, approximately 700 feet east of Cliff Shadows Parkway (APN: 137-12-301-005, 006, 008 and 013), U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation] under Resolution of Intent to PD (Planned Development) and U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation] [PROPOSED: PD (Planned Development)], Ward 4 (Brown). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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RECOMMENDATION:

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application - Not Applicable
3. Staff Report

MOTION:

BROWN – APPROVED– UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

ATTORNEY MARK FIORENTINO, Kummer, Kaempfer, Bonner & Renshaw, 3800 Howard Hughes, appeared on behalf of the applicant. He accepted all proposed conditions for the applications.

TODD FARLOW, 240 North 19th Street, confirmed with MARGO WHEELER, Manager, Planning & Development, that the map adopted at this meeting reflected that the trail had been removed. He

expressed concern with the design which is not consistent with standard cluster homes. ATTORNEY FIORENTINO clarified that the cluster home portion was a separate site

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 125 – GPA-0040-02

MINUTES – Continued:

plan. The separate site plan was eventually approved by the Planning Commission after some revisions and will be heard at a public hearing by the City Council in a few weeks.

No one appeared in opposition.

There was no discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 125 [GPA-0040-02], Item 126 [Z-0024-99(48)] and Item 127 [Z-0073-02] was held under Item 125 [GPA-0040-02].

(3:42 – 3:47)

4-2661

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

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CONSENT

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DISCUSSION

SUBJECT:

MAJOR MODIFICATION TO THE LONE MOUNTAIN WEST MASTER PLAN RELATED TO GPA-0040-02 - PUBLIC HEARING - **Z-0024-99(48)** - **FALLING ROCK, LIMITED LIABILITY COMPANY, ET AL ON BEHALF OF RICHMOND AMERICAN HOMES** - Request for a Major Modification to the Lone Mountain West Master Plan TO REALIGN A PORTION OF THE MULTI USE TRAIL generally located south of Gowan Road, approximately 700 feet east of Cliff Shadows Parkway (APN: 137-12-301-005, 006, 008 and 013), U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation] under Resolution of Intent to PD (Planned Development) and U (Undeveloped) Zones [PCD (Planned Community Development) General Plan Designation] [PROPOSED: PD (Planned Development)], Ward 4 (Brown). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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RECOMMENDATION:

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

BROWN – APPROVED subject to condition – UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

ATTORNEY MARK FIORENTINO, Kummer, Kaempfer, Bonner & Renshaw, 3800 Howard Hughes, appeared on behalf of the applicant. He accepted all proposed conditions for the applications.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 126 – Z-0024-99(48)

MINUTES – Continued:

TODD FARLOW, 240 North 19th Street, confirmed with MARGO WHEELER, Manager, Planning & Development, that the map adopted at this meeting reflected that the trail had been removed. He expressed concern with the design which is not consistent with standard cluster homes. ATTORNEY FIORENTINO clarified that the cluster home portion was a separate site plan. The separate site plan was eventually approved by the Planning Commission after some revisions and will be heard at a public hearing by the City Council in a few weeks.

No one appeared in opposition.

There was no discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 125 [GPA-0040-02], Item 126 [Z-0024-99(48)] and Item 127 [Z-0073-02] was held under Item 125 [GPA-0040-02].

(3:42 – 3:47)

4-2661

CONDITIONS:

Planning and Development

1. Figure # 7 of the Lone Mountain West Master Plan shall be amended to reflect the following changes:
 - Eliminate the trail alignment that runs between Novat Street and the Beltway that is approximately 660 feet south of Gowan Road.
 - Extend the trail alignment along the east side of Novat Street southerly approximately 660 feet to the Buckskin Avenue Alignment.
 - Add the trail alignment adjacent to the Buckskin Avenue Alignment from Novat Street to the Beltway.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

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CONSENT

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DISCUSSION

SUBJECT:

REZONING RELATED TO GPA 0040-02 AND Z-0024-99(48) - PUBLIC HEARING - **Z-0073-02**
- FALLING ROCK, LIMITED LIABILITY COMPANY, ET AL ON BEHALF OF SOUTHWEST DESERT EQUITIES, LIMITED LIABILITY COMPANY - Request for a Rezoning FROM: U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation] under Resolution of Intent to PD (Planned Development) and U (Undeveloped) Zone [PCD (Planned Community Development) General Plan Designation] TO: PD (Planned Development) of approximately 21.5 acres adjacent to the south side of Gowan Road, approximately 700 feet east of Cliff Shadows Parkway (APN: 137-12-301-005, 006, 013, 014, and a portion of 008), PROPOSED USE: SINGLE-FAMILY RESIDENTIAL DEVELOPMENT, Ward 4 (Brown). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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RECOMMENDATION:

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

BROWN – APPROVED subject to conditions – UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

ATTORNEY MARK FIORENTINO, Kummer, Kaempfer, Bonner & Renshaw, 3800 Howard Hughes, appeared on behalf of the applicant. He accepted all proposed conditions for the applications.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 127 – Z-0073-02

MINUTES – Continued:

TODD FARLOW, 240 North 19th Street, confirmed with MARGO WHEELER, Manager, Planning & Development, that the map adopted at this meeting reflected that the trail had been removed. He expressed concern with the design which is not consistent with standard cluster homes. ATTORNEY FIORENTINO clarified that the cluster home portion was a separate site plan. The separate site plan was eventually approved by the Planning Commission after some revisions and will be heard at a public hearing by the City Council in a few weeks.

No one appeared in opposition.

There was no discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 125 [GPA-0040-02], Item 126 [Z-0024-99(48)] and Item 127 [Z-0073-02] was held under Item 125 [GPA-0040-02].

(3:42 – 3:47)

4-2661

CONDITIONS:

Planning and Development

1. A Resolution of Intent with a two-year time limit.
2. A Site Development Plan Review application approved by the Planning Commission or City Council prior to issuance of any permits, any site grading, and all development activity for the site.

Public Works

3. Submit a Petition of Vacation for the right-of-way adjacent to the north and west portion of Assessor Parcel Number APN #137-12-301-013, with the exception of the west 7.7 feet (approximately) along Novat Street (Siegfried and Roy Parkway) for a total anticipated full street width of 80 feet. Also, submit a Petition of Vacation to vacate the BLM Right-of-Way Grants for Roadway and Landscaping purposes along Delhi Road and Novat Street. Such Vacation Applications shall record prior to the recordation of a Final Map overlying the areas to be vacated.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 127 – Z-0073-02

CONDITIONS – Continued:

4. Provide proof of ownership for that portion of APN 137-12-301-008 prior to the recordation of a Final Map for this site. Coordinate with the City Surveyor to determine the appropriate method to subdivide the proposed development from the Beltway portion of the parcel; comply with the recommendations of the City Surveyor prior to the recordation of a Final Map for this site.
5. Dedicate 30 feet of right-of-way adjacent to this site for Gowan Road and appropriate right-of-way (approximately 7.7 feet) for a total street width of 80 feet for those portions of Novat Street not previously dedicated. Dedicate the appropriate right-of-way for a total radius of 25 feet on the southeast corner of Gowan Road and Novat Street.
6. Construct half-street improvements including appropriate overpaving, if legally able on Gowan Road and Novat Street, including any required improvements to protect the existing power poles located within the Novat Street alignment, adjacent to this site concurrent with development of this site. Install all appurtenant underground facilities, if any, adjacent to this site needed for the future traffic signal system concurrent with development of this site.
7. Provide a public sewer stub at the southeast corner of this site for the proposed adjacent commercial site at a location and depth acceptable to the City Engineer. Provide public sewer easements for all public sewers not located within existing public street right-of-way prior to the issuance of any permits as required by the Department of Public Works.
8. An update to the previously approved Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits or submittal of any construction drawings, whichever may occur first. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits for this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 127 – Z-0073-02

CONDITIONS – Continued:

9. An update to the previously approved Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any grading or building permits, submittal of any construction drawings or the recordation of a Final Map for this site, whichever may occur first. Provide and improve all drainageways as recommended in the approved drainage plan/study.
10. Site development to comply with all applicable conditions of approval for the Lone Mountain West Master Plan, Z-0024-99 and all other subsequent site-related actions.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

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CONSENT

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DISCUSSION

SUBJECT:

GENERAL PLAN AMENDMENT - PUBLIC HEARING - **GPA-0041-02 - LONE MOUNTAIN BUFFALO PARTNERSHIP** - Request to amend a portion of the Centennial Hills Sector Plan FROM: DR (Desert Rural Density Residential) TO: R (Rural Density Residential) on 13.5 acres adjacent to the southwest corner of Buffalo Drive and Lone Mountain Road (APN: 138-04-503-002 and 003), [PROPOSED: R-PD3 (Residential Planned Development - 3 Units Per Acre)], Ward 4 (Brown). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

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City Council Meeting

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RECOMMENDATION:

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application - Not Applicable
3. Staff Report

MOTION:

BROWN – APPROVED – UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

ATTORNEY ROBERT GRONAUER, Kummer, Kaempfer, Bonner & Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of Trophy Homes. The amendment to the General Plan is appropriate due to the proximity of a trailer park, R-PD3 zoning to the east and an existing school to the west. The original rezoning request for an R-PD3 has been amended to R-PD2, reducing the number of lots from 42 to 39 lots and an overall density of 2.49 units per acre. An addition condition should be added to the rezoning application regarding that maximum number of lots. The proposed gated community is appropriate for the area, even though interior open space has been eliminated. The exterior landscaping will be placed along Quadral, Lone Mountain and Buffalo. The largest lot size for these single-story homes is 15,000 square feet, and the smallest is no less than 10,000. The anticipated price for the homes will range up to approximately \$400,000.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 128 – GPA-0041-02

MINUTES – Continued:

With regard to Public Works conditions, he urged that the paving requirement from the southern portion of the property to Red Coach be deleted and that the streetlight requirement be clarified.

TODD FARLOW, 240 North 19th Street, urged that the developer be held to all the proposed conditions, especially given the projected cost of the homes.

JOSEPH HANSEN, 8102 McKenzie Court, indicated that despite the density reduction, high density is a problem. On another application heard by the Council, COUNCILMAN BROWN commented that higher density compromises might be made near major streets. This property is three homes away from Red Coach. This encroachment into the area is a cancer. KB Homes is probably just waiting to see what happens with this density before seeking higher density as well. Developers should be held to lower density. There is a market, and developers will still make a profit.

COUNCILMAN BROWN agreed that the borderline properties are going to be the most difficult for development. There is a Durango Special Improvement District that will expand Durango and Lone Mountain and will ultimately be a fully improved urban street from the overpass to the Beltway. From a traffic and arterial standpoint, this intersection will actually be busier than the Durango intersection discussed in the past. There must be flexibility along major corridors. This property is also across the street from approved R-PD3, a middle school and along what will eventually be a very busy corridor. In considering these applications, he looked at the potential to establish a precedent and found that he could support the elimination of interior open space in order to create larger lots. The school to the west provides plenty of open space, as does the nearby expanded Wayne Bunker Park.

COUNCILMAN BROWN stressed that the greatest concern would be with the proposed community itself. This will be a gated, single-story product, which is extremely compatible with existing homes in the area. The square footage and price are also compatible. This product would make for a good compromise. As for the KB Homes application in the future, any decision will be based upon the record and justification. Certainly there are other vacant properties that will coming forward in the next few years. Each will be judged on its own merits, but the key is to build consistency into the process. There are other types of products or changes that must be considered, but this product is appropriate.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 128 – GPA-0041-02

MINUTES – Continued:

BART ANDERSON, Public Works, stated that the paving and streetlight conditions referred to by ATTORNEY GRONAUER pertain to Item 129 [Z-0086-02]. COUNCILMAN BROWN commented that the lights on the left side of the street are City standard. The applicant has been asked to put in the streetlight improvements but not install the lights at this time. MR. ANDERSON confirmed that standard condition language was used, but lighting is only used on a 60-foot street such as this. If that lighting was installed with the school in the County, no further lighting or lighting improvements would be required on the east side of the street. MR. ANDERSON further explained that the paving requirement is to avoid sawtooth streets. In this situation, it is moot because the Buffalo Special Improvement District is scheduled to begin in March. A second consideration is that the portion of road under discussion is in the County and they may not accept temporary paving standards as being proposed. Based on those comments, COUNCILMAN BROWN agreed to the deletion of the streetlighting and the elimination of paving beyond their property to Red Coach. MR. ANDERSON clarified that the amendments will include the elimination of the second and third sentences of Condition #4 Item 129 [Z-0086-02].

There was no further discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 128 [GPA-0041-02], Item 129 [Z-0086-02], Item 130 [VAC-0075-02] and Item 131 [Z-0086-02(1)] was held under Item 128 [GPA-0041-02].

(3:47 – 4:04)

4-3103

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

☒

DISCUSSION

SUBJECT:

REZONING RELATED TO GPA-0041-02 - PUBLIC HEARING - **Z-0086-02 - LONE MOUNTAIN BUFFALO PARTNERSHIP** - Request for a Rezoning FROM: U (Undeveloped) [DR (Desert Rural Density Residential) General Plan Designation)] [PROPOSED R (Rural Density Residential)] TO: R-PD3 (Residential Planned Development - 3 Units Per Acre) on 13.5 acres adjacent to the southwest corner of Buffalo Drive and Lone Mountain Road (APN: 138-04-503-002 and 003), PROPOSED USE: SINGLE FAMILY RESIDENTIAL DEVELOPMENT, Ward 4 (Brown). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

2

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

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RECOMMENDATION:

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted after final agenda – Revised site map

MOTION:

BROWN – APPROVED subject to conditions, changing the zoning to R-PD2 (Residential Development – 2 Units Per Acre) for 39 lots and amending Condition #4 to delete the second and third sentences and read:

4. Construct half-street improvements on Quadrel Street adjacent to this site concurrent with development of this site and construct half-street improvements including appropriate overpaving, if legally able, on Buffalo Drive and Lone Mountain Road adjacent to this site concurrent with development of this site. Alternatively, monies in lieu of such streetlights may be contributed to the City if allowed by the Department of Public Works.

– UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 129 – Z-0086-02

MINUTES – Continued:

ATTORNEY ROBERT GRONAUER, Kummer, Kaempfer, Bonner & Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of Trophy Homes.

TODD FARLOW, 240 North 19th Street, and JOSEPH HANSEN, 8102 McKenzie, were present.

BART ANDERSON, Public Works, clarified the amendments to Condition #4 Item 129 [Z-0086-02] discussed by ATTORNEY GRONAUER and supported by COUNCILMAN BROWN.

There was no discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 128 [GPA-0041-02], Item 129 [Z-0086-02], Item 130 [VAC-0075-02] and Item 131 [Z-0086-02(1)] was held under Item 128 [GPA-0041-02].

(3:47 – 4:04)

4-3103

CONDITIONS:

Planning and Development

1. A General Plan Amendment (GPA-0041-02) to R (Rural Density Residential) land use designation approved by the City Council.
2. A Resolution of Intent with a two-year time limit.
3. A Site Development Plan Review application approved by the Planning Commission or City Council prior to issuance of any permits, any site grading, and all development activity for the site.

Public Works

4. Construct half-street improvements on Quadrel Street adjacent to this site concurrent with development of this site and construct half-street improvements including appropriate overpaving, if legally able, on Buffalo Drive and Lone Mountain Road adjacent to this site concurrent with development of this site. Also, extend a minimum of two lanes of paving on the west side of Buffalo Drive from the south edge of this site southward to Red Coach Avenue concurrent with development of this site. The exterior streetlights on Quadrel Street will be stubbed out for future use, but the installation of the streetlights shall be deferred provided that the developer provide to the City such streetlights for future installation. Alternatively, monies in

lieu of such streetlights may be contributed to the City if allowed by the Department of Public Works.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 129 – Z-0086-02

CONDITIONS – Continued:

5. Coordinate with the Collection Systems Planning Section of the Department of Public Works to determine appropriate alignments to extend public sewer to the south edge of this site in Buffalo Drive at a size, depth, and location acceptable to the City Engineer. Provide public sewer easements for all public sewers not located within existing public street right-of-way prior to the issuance of any permits as required by the Department of Public Works. Improvement Drawings submitted to the City for review shall not be approved for construction until all required public sewer easements necessary to connect this site to the existing public sewer system have been granted to the City.
6. A Traffic Impact Analysis must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site. Comply with the recommendations of the approved Traffic Impact Analysis prior to occupancy of the site. The City shall determine area traffic mitigation contribution requirements based upon information provided in the approved Traffic Impact Analysis; such monies shall be contributed prior to the issuance of any permits or the recordation of a Map subdividing this site. The Traffic Impact Analysis shall also include a section addressing Standard Drawings #234.1 #234.2 and #234.3 to determine additional right-of-way requirements for bus turnouts adjacent to this site, if any; dedicate all areas recommended by the approved Traffic Impact Analysis. All additional rights-of-way required by Standard Drawing #201.1 for exclusive right turn lanes and dual left turn lanes shall be dedicated prior to or concurrent with the commencement of on-site development activities unless specifically noted as not required in the approved Traffic Impact Analysis. If additional rights-of-way are not required and Traffic Control devices are or may be proposed at this site outside of the public right-of-way, all necessary easements for the location and/or access of such devices shall be granted prior to the issuance of permits for this site. Phased compliance will be allowed if recommended by the approved Traffic Impact Analysis. No recommendation of the approved Traffic Impact Analysis, nor compliance therewith, shall be deemed to modify or eliminate any condition of approval imposed by the Planning Commission or the City Council on the development of this site.

Alternatively, in lieu of a Traffic Impact Analysis, the applicant may participate in a reasonable alternative mutually acceptable to the applicant and the Department of Public Works.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 129 – Z-0086-02

CONDITIONS – Continued:

7. A Drainage Plan and Technical Drainage Study must be submitted to and approved by the Department of Public Works prior to the issuance of any building or grading permits, submittal of any construction drawings or the recordation of a Map subdividing this site, whichever may occur first. Provide and improve all drainageways recommended in the approved drainage plan/study. The developer of this site shall be responsible to construct such neighborhood or local drainage facility improvements as are recommended by the City of Las Vegas Neighborhood Drainage Studies and approved Drainage Plan/Study concurrent with development of this site. In lieu of constructing improvements, in whole or in part, the developer may agree to contribute monies for the construction of neighborhood or local drainage improvements, the amount of such monies shall be determined by the approved Drainage Plan/Study and shall be contributed prior to the issuance of any building or grading permits, or the recordation of a Map subdividing this site, whichever may occur first, if allowed by the City Engineer.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: ROBERT S. GENZER

☐

CONSENT

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DISCUSSION

SUBJECT:

VACATION RELATED TO GPA-0041-02 AND Z-0086-02 - PUBLIC HEARING - **VAC-0075-02 - LONE MOUNTAIN BUFFALO PARTNERSHIP** - Petition to vacate Kraft Avenue between Buffalo Drive and Quadrel Street, Ward 4 (Brown). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

2

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

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RECOMMENDATION:

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report

MOTION:

BROWN – APPROVED subject to conditions – UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

ATTORNEY ROBERT GRONAUER, Kummer, Kaempfer, Bonner & Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of Trophy Homes.

TODD FARLOW, 240 North 19th Street, and JOSEPH HANSEN, 8102 McKenzie, were present.

BART ANDERSON, Public Works, clarified the amendments to Condition #4 Item 129 [Z-0086-02] discussed by ATTORNEY GRONAUER and supported by COUNCILMAN BROWN.

There was no discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 130 – VAC-0075-02

MINUTES – Continued:

NOTE: All discussion pertaining to Item 128 [GPA-0041-02], Item 129 [Z-0086-02], Item 130 [VAC-0075-02] and Item 131 [Z-0086-02(1)] was held under Item 128 [GPA-0041-02].

(3:47 – 4:04)

4-3103

CONDITIONS:

1. A Drainage Plan and Technical Drainage Study or other related drainage information acceptable to the Flood Control Section must be submitted to and approved by the Department of Public Works prior to the recordation of the Order of Vacation for this application. Appropriate drainage easements shall be reserved if recommended by the approved Drainage Plan/Study. The drainage study required by Zoning Reclassification Z-0086-02 may be used to satisfy this condition.
2. All public improvements, if any, adjacent to and in conflict with this vacation application are to be modified, as necessary, at the applicant's expense prior to the recordation of an Order of Vacation.
3. Reservation of easements for the facilities of the various utility companies together with reasonable ingress thereto and egress therefrom shall be provided if required.
4. All development shall be in conformance with code requirements and design standards of all City Departments.
5. The Order of Vacation shall not be recorded until all of the above conditions have been met provided, however, that Condition #2 may be fulfilled for purposes of recordation by providing sufficient security for the performance thereof in accordance with the Subdivision Ordinance of the City of Las Vegas. City Staff is empowered to modify this application if necessary because of technical concerns or because of other related review actions as long as current City right-of-way requirements are still complied with and the intent of the vacation application is not changed. If applicable, a five foot wide easement for public streetlight and fire hydrant purposes shall be retained on all vacation actions abutting public street corridors that will remain dedicated and available for public use. Also, if applicable and where needed, public easement corridors and sight visibility or other easements that would/should cross any right-of-way being vacated must be retained.

6. If the Order of Vacation is not recorded within one (1) year after approval by the City Council or an Extension of Time is not granted by the Planning Director, then approval will terminate and a new petition must be submitted.

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**CITY COUNCIL MEETING OF: NOVEMBER 20, 2002****DEPARTMENT: PLANNING & DEVELOPMENT****DIRECTOR: ROBERT S. GENZER**☐**CONSENT**☒**DISCUSSION****SUBJECT:**

SITE DEVELOPMENT PLAN REVIEW RELATED TO GPA 0041-02, Z-0086-02 AND VAC-0075-02 - PUBLIC HEARING - **Z-0086-02(1) - LONE MOUNTAIN BUFFALO PARTNERSHIP** - Request for a Site Development Plan Review FOR A 42-LOT SINGLE FAMILY RESIDENTIAL DEVELOPMENT on 13.5 acres adjacent to the southwest corner of Buffalo Drive and Lone Mountain Road (APN: 138-04-503-002 and 003), U (Undeveloped) [DR (Desert Rural Density Residential) General Plan Designation] [PROPOSED: R-PD3 (Residential Planned Development - 3 Units Per Acre)], Ward 4 (Brown). The Planning Commission (6-0-1 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:**Planning Commission Mtg.****2****City Council Meeting****0****APPROVALS RECEIVED BEFORE:****Planning Commission Mtg.****0****City Council Meeting****0****RECOMMENDATION:**

The Planning Commission (6-0-1 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location Map
2. Conditions For This Application
3. Staff Report
4. Submitted after final agenda – Revised site map

MOTION:

BROWN – APPROVED subject to conditions and amending Condition #1 to R-PD2 with a maximum of 39 lots – UNANIMOUS with GOODMAN excused

MINUTES:

MAYOR PRO TEM REESE declared the Public Hearing open.

ATTORNEY ROBERT GRONAUER, Kummer, Kaempfer, Bonner & Renshaw, 3800 Howard Hughes Parkway, appeared on behalf of Trophy Homes.

TODD FARLOW, 240 North 19th Street, and JOSEPH HANSEN, 8102 McKenzie, were present.

BART ANDERSON, Public Works, clarified the amendments to Condition #1 Item 131 [Z-0086-02(1)] discussed by ATTORNEY GRONAUER and supported by COUNCILMAN BROWN.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 131 – Z-0086-02(1)

MINUTES – Continued:

There was no discussion.

MAYOR PRO TEM REESE declared the Public Hearing closed.

NOTE: All discussion pertaining to Item 128 [GPA-0041-02], Item 129 [Z-0086-02], Item 130 [VAC-0075-02] and Item 131 [Z-0086-02(1)] was held under Item 128 [GPA-0041-02].

(3:47 – 4:04)

4-3103

CONDITIONS:

Planning and Development

1. A General Plan Amendment (GPA-0041-02) to R (Rural Density Residential) and a Rezoning (Z-0086-02) to a R-PD3 (Residential Planned Development – 3 Units Per Acre) Zoning District approved by the City Council.
2. This Site Development Plan Review shall expire two years from date of final approval unless it is exercised or an Extension of Time is granted by the City Council.
3. All development shall be in conformance with the site plan and building elevations, except as amended by conditions herein.
4. The Building height shall not exceed two stories or 35 feet, whichever is less.
5. The setbacks for this development shall be a minimum of 20 feet to the front of the house, 5 feet on the side, 10 feet on the corner side, and 20 feet in the rear.
6. Air conditioning units shall not be mounted on rooftops.
7. All utility boxes exceeding 27 cubic feet in size shall meet the standards of Municipal Code Section 19.12.050.
8. Any property line wall shall be a decorative block wall, with at least 20 percent contrasting materials. Wall heights shall be measured from the side of the fence with the least vertical exposure above the finished grade, unless otherwise stipulated.

9. A fully operational fire protection system, including fire apparatus roads, fire hydrants and water supply, shall be installed and shall be functioning prior to construction of any combustible structures.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 131 – Z-0086-02(1)

CONDITIONS – Continued:

10. All City Code requirements and design standards of all City departments must be satisfied.

Public Works

11. A Petition of Vacation (such as VAC-0075-02) to vacate Kraft Avenue shall be acted upon by the City Council prior to the submittal of a Final Map for technical review, and if approved the Order of Vacation shall record prior to recordation of a Final Map overlying or adjacent to the area to be vacated.
12. Meet with the Traffic Engineering Representative in Land Development for assistance in the possible redesign of the proposed access layout prior to the submittal of any construction plans or the issuance of any permits, whichever may occur first. Active gated entries, if proposed, shall be designed, located and constructed in accordance with Standard Drawing #222a.
13. A Master Streetlight Plan of public street lights for the entire subdivision shall be submitted to and approved by the Department of Public Works prior to the submittal of construction drawings for this site.
14. Public drainage easements must be common lots or private streets that are to be privately maintained by a home owner's association or maintenance association for all public drainage not located within existing public street right-of-way.
15. A Homeowner's Association shall be established to maintain all perimeter walls, private roadways, landscaping and common areas created with this development. All landscaping shall be situated and maintained so as to not create sight visibility obstructions for vehicular traffic at all development access drives and abutting street intersections
16. Meet with the Fire Protection Engineering Section of the Department of Fire Services prior to submittal of a Tentative Map for this site. The design and layout of all onsite private circulation and access drives shall meet the approval of the Department of Fire Services.
17. Site development to comply with all applicable conditions of approval for Z-83-02 and all other subsequent site-related actions.

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
Planning & Development Department
Item 131 – Z-0086-02(1)

CONDITIONS – Continued:

18. The final layout of the subdivision shall be determined at the time of approval of the Tentative Map.

AGENDA SUMMARY PAGE

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY CLERK

DIRECTOR: BARBARA JO (RONI) RONEMUS

☐

CONSENT

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DISCUSSION

SUBJECT:

SET DATE ON ANY APPEALS FILED OR REQUIRED PUBLIC HEARINGS FROM THE CITY PLANNING COMMISSION MEETINGS, CENTENNIAL HILLS ARCHITECTURAL REVIEW COMMITTEE AND DANGEROUS BUILDING OR NUISANCE/LITTER ABATEMENTS

NL 112 South 1st Street, DB 880 East Sahara Avenue, DB 409 West Adams Avenue, DB 5427 Liverpool Avenue, SUP-1005, SUP-1033, SUP-1047, SUP-1051, SUP-1062, V-0052-02, VAC-1021, VAC-1023, VAC-1052, VAR-1010, U-0116-02 – 12/4/2002 AGENDA

AGENDA SUMMARY PAGE

CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

DEPARTMENT: CITY CLERK

DIRECTOR: BARBARA JO (RONI) RONEMUS

☐

CONSENT

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DISCUSSION

SUBJECT:

ADDENDUM:

None.

AGENDA SUMMARY PAGE
CITY COUNCIL MEETING OF: NOVEMBER 20, 2002

CITIZENS PARTICIPATION:

Items raised under this portion of the City Council Agenda cannot be deliberated or acted upon until the notice provisions of the Open Meeting Law have been met. If you wish to speak on a matter not listed on the agenda, please step up to the podium and clearly state your name and address. In consideration of others, avoid repetition, and limit your comments to no more than three (3) minutes. To ensure all persons equal opportunity to speak, each subject matter will be limited to ten (10) minutes.

MINUTES:

CHRIS CHRISTOFF, 335 West Cincinnati, reported a kidnapping and molestation near the park recreation facilities. The assailant has not been caught. He expressed serious concern with accountability on the work done at the Stupak Center by subcontractors. There was a pledge that the Meadows Village Task Force was to drive crime out of the area. The result has been that property owners have to make the homes better for the drug dealers. There are either no speed bumps or inadequate speed bumps on Boston or Tam despite traffic of 1200 vehicles. Inexpensive surveillance cameras have not been installed at the recreation facility. If money is the issue, the property owners are ready to put up half the cost. The area must be secured in order to rent out the buildings.

MAYOR PRO TEM REESE assured MR. CHRISTOFF that although no action can be taken at this time, he has been heard by the Council. MR. CHRISTOFF protested that there has not been any response from the Councilman or his liaison DOUG RANKIN. COUNCILMAN McDONALD rebutted that MR. RANKIN has attended all the Task Force meetings even though MR. CHRISTOFF has not attended them all. The Task Force is in place, and the City Manager's office has been put in charge. Translators were provided for those who did not speak English. Property owners are attending the meetings and pointing out the drug dealers. Metro is doing undercover stings. There is constant activity, and his office is involved and informed. The Task Force has been working with the taxicab companies, and drivers are being cited by their employers. The same thing is true for the limo services. There has been a commitment to help with the children in the area. He personally has organized donation drives and programs. There is not too much more his office can do. He was the Councilperson who pushed the installation of the speed bumps that exist on Boston. The ones on Tam are scheduled to be installed in December if they pass the Parking & Traffic Commission.

City of Las Vegas

CITY COUNCIL MEETING OF NOVEMBER 20, 2002 CITIZENS PARTICIPATION

MINUTES – Continued:

MR. CHRISTOFF offered a video tape of drug sales in the area. COUNCILMAN McDONALD advised that the tape should be given to Metro. Metro has been making arrests. If the problem is with people not being arrested, that has to be addressed with the Sheriff. There are surveillance cameras on the alley. MR. CHRISTOFF responded that the scope is insufficient.

(4:04 – 4:10)

4 3823/5-1

TOM McGOWAN, Las Vegas resident, presented an exhibit on the overhead projector of a plan for remediation of the homeless situation within three years. The plan includes a multicultural music complex. This plan is available to the City and his resume has been on file with the City to demonstrate how he knows what he is talking about. He complimented DEPUTY CITY MANAGER BETSY FRETWELL as being highly familiar with government. A recent interview chastised FIRE CHIEF DAVID WASHINGTON for his training techniques. DEPUTY CITY MANAGER FRETWELL can attest that the same technique is utilized by the Southern Nevada Regional Planning Authority, which was enacted by the State Legislature. MR. McGOWAN encouraged the Council to stand up and apologize for not supporting CHIEF WASHINGTON sooner.

(4:10 – 4:17)

5-319

An unidentified woman speaker protested the trash along the roads and questioned whether or not inmates still help clean that up. COUNCILMAN WEEKLY responded that there is such a daily program, but it is impossible to keep up with the problem due to the constant foot traffic. She encouraged something be done about the cactus that is dying. She congratulated Metro on the sensitive handling of a recent murder in the neighborhood. The City has the best police and fire departments in the country.

(4:17 – 4:19)

5-568

TODD FARLOW, 240 North 19th Street, spoke on the improvement and positive activity within his neighborhood. He questioned whether there would be a presentation on the lower Fremont Street Experience. MAYOR PRO TEM REESE replied that there probably would be, but the time was not known. MR. FARLOW requested that the traffic substation across from the new Lowe's be rehabbed. MAYOR PRO TEM REESE advised CITY MANAGER DOUGLAS SELBY that the substation being discussed is in the County at the corner of 28th and Charleston.

(4:19 – 4:20)

5-626

City of Las Vegas

CITY COUNCIL MEETING OF NOVEMBER 20, 2002
CITIZENS PARTICIPATION

MINUTES – Continued:

JOHN VENTURA stated that he and his wife voted for COUNCILWOMAN McDONALD because she would have been a great Congresswoman. He wished the Council a Happy Thanksgiving and thanked them for the opportunity to speak.

(4:20 – 4:21)

5-658

MEETING ADJOURNED AT 4:21 P.M.